

BANNON LAKES
Community Development District

August 4, 2021

Bannon Lakes

Community Development District

475 West Town Place, Suite 114, St. Augustine, Florida 32092

Phone: 904-940-5850 - Fax: 904-940-5899

July 28, 2021

Board of Supervisors
Bannon Lakes
Community Development District

Dear Board Members:

The Bannon Lakes Community Development District Board of Supervisors Special Meeting is scheduled for **Wednesday, August 4, 2021 at 1:00 p.m.** at the **World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092**. Following is the advance agenda for the meeting:

- I. Call Order
- II. Public Comment
- III. Affidavit of Publication of Meeting Notice
- IV. Approval of Minutes from the June 2, 2021 Meeting
- V. Public Hearing
 - A. Consideration of Resolution 2021-09, Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2021
 - B. Consideration of Resolution 2021-10, Imposing Special Assessments and Certifying an Assessment Roll
- VI. Consideration of Resolution 2021-11, Election of Officers to add Marilee Giles as Assistant Secretary
- VII. Ratification of Renewal Agreements with Riverside Management Services, Inc.
 - A. Third Amendment for Field Operations and Amenity Facility Maintenance Agreement
 - B. Second Amendment for Amenity Management Agreement
- VIII. Ratification of Renewal Agreement for Landscape Maintenance Services with Landcare Group, Inc.
- IX. Approval of Plat for 2A and 2B for the Preserve at Bannon Lakes Subdivision
- X. Other Business
- XI. Staff Reports
 - A. District Counsel
 - B. District Engineer – Ratification of Requisition No. 9-10, & 12
 - C. District Manager – Consideration of Proposed FY 22 Meeting Schedule
 - D. Field Services – Operations Memorandum
 - E. Amenity Manager – Amenity Report
- XII. Supervisor's Requests
- XIII. Audience Comments
- XIV. Financial Reports

- A. Balance Sheet as of June 30, 2021 and Statement of Revenues & Expenditures
- B. Assessment Receipt Schedule
- C. Approval of Check Register
- XV. Next Scheduled Meeting – TBD
- XVI. Adjournment

Minutes from the June 2, 2021 meeting are enclosed for your review.

The fifth order of business is the public hearing for consideration of resolution 2021-09, relating to annual appropriations and adopting the budget for fiscal year 2022. Following in the consideration of resolution 2021-10, imposing special assessments and certifying an assessment roll. A copy of each resolution is enclosed for your review.

The sixth order of business is the consideration of resolution 2021-11, election of officers to add Marilee Giles as Assistant Secretary. A copy of the resolution is enclosed for your review.

The seventh order of business is the ratification of renewal agreements with Riverside Management Services, Inc. The agreements are attached for your review.

The eighth order of business is the ratification of Renewal Agreement for Landscape Maintenance Services with Landcare Group, Inc. A copy of the agreement is attached for your review.

The ninth order of business is the approval of plat for 2A and 2B for the Preserve at Bannon Lakes subdivision. A copy of the plat will be provided under separate cover.

Listed under engineer reports is the ratification of requisition no. 9-10 & 12. A copy of the requisition is enclosed for your review.

Listed under manager reports is the consideration of proposed FY 22 meeting schedule. A copy of the schedule is enclosed for your review.

Listed under field services reports is the operations memorandum. A copy of the report is enclosed for your review.

Listed under amenity manager is the amenity report. A copy of the report is enclosed for your review.

Copies of the balance sheet and statement of revenue & expenditures, assessment receipt schedule, and check register are enclosed for your review.

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (904) 940-5850.

Sincerely,

James Oliver

James Oliver, District Manager

AGENDA

Bannon Lakes
Community Development District
Revised Agenda

Wednesday
August 4, 2021
1:00 p.m.

World Golf Village Renaissance Hotel
500 S. Legacy Trail
St. Augustine, Florida 32092
Website: bannonlakescdd.com

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 - A. District Counsel

- B. District Engineer – Ratification of Requisition No. 9-10 & 12
- C. District Manager – Consideration of Proposed FY 22 Meeting Schedule
- D. Field Services – Operations Memorandum
- E. Amenity Manager – Amenity Report

XII. Supervisor's Requests

XIII. Audience Comments

XIV. Financial Reports

- A. Balance Sheet as of June 30, 2021 and Statement of Revenues & Expenditures
- B. Assessment Receipt Schedule
- C. Approval of Check Register

XV. Next Scheduled Meeting – TBD

XVI. Adjournment

THIRD ORDER OF BUSINESS

THE ST. AUGUSTINE RECORD
Affidavit of Publication

BANNON LAKES CDD - GMS
475 W TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15652
AD# 0003364712-01

PO#

PUBLISHED EVERY MORNING SUNDAY THROUGH SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a **NOTICE OF MEETING** in the matter of **ADPT FY 2020/21 BUDGETS** was published in said newspaper on **07/07/2021, 07/14/2021**.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

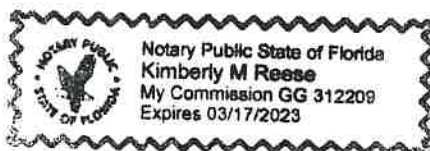
Sworn to (or affirmed) and subscribed before me by means of

☒ physical presence or
☐ online notarization

this JUL 14 2021 day of

by [Signature] who is personally known to
me or who has produced as identification

[Signature]
(Signature of Notary Public)



BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO
CONSIDER THE ADOPTION OF
THE FISCAL YEAR 2021/2022
BUDGETS; AND NOTICE OF REG-
ULAR BOARD OF SUPERVISORS'
MEETING.

The Board of Supervisors ("Board") of the Bannon Lakes Community Development District ("District") will hold a public hearing on August 4, 2021 at 1:00 p.m. at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092, for the purpose of hearing comments and objections on the adoption of the proposed budgets ("Proposed Budget") of the District for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("Fiscal Year 2021/2022"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (904) 940-5850 ("District Manager's Office"), during normal business hours, or by visiting the District's website at www.bannonlakescdd.com.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jim Oliver
District Manager
3364712 July 7, 14, 2021

FOURTH ORDER OF BUSINESS

**MINUTES OF MEETING
BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bannon Lakes Community Development District was held on Wednesday, **June 2, 2021** at 1:00 p.m. at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, Florida.

Present and constituting a quorum were:

Art Lancaster	Chairman
John Dodson	Vice Chairman
Chris d'Aquin	Supervisor
Chris Hill	Supervisor

Also present were:

Jim Oliver	District Manager
Wes Haber	District Counsel
George Katsaras <i>by phone</i>	District Engineer
Brian Stephens	Operations Manager
Alex Losert	Amenity Manager

FIRST ORDER OF BUSINESS

Call to Order

Mr. Oliver called the meeting to order at 1:00 p.m. Four members of the Board were present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment

Mr. Oliver noted there were two sections for public comment. There being no public comments at this time, the next item followed.

THIRD ORDER OF BUSINESS

Affidavits of Publication of Meeting Notice

Mr. Oliver stated that the meeting was properly noticed on May 25th in the St. Augustine Record.

FOURTH ORDER OF BUSINESS

Approval of Minutes

A. January 25, 2021 Meeting

Mr. Oliver presented the January 25, 2021 Special meeting minutes and asked for any comments, corrections, or changes. The Board had no changes.

On MOTION by Mr. Dodson, seconded by Mr. Hill, with all in favor, the Minutes of the January 25, 2021 Special Meeting, were approved.

B. February 3, 2021 Meeting

Mr. Oliver presented the February 3, 2021 meeting minutes and asked for any comments, corrections, or changes. The Board had no changes to the minutes.

On MOTION by Mr. Dodson, seconded by Mr. Hill, with all in favor, the Minutes of the February 3, 2021 Meeting, were approved.

FIFTH ORDER OF BUSINESS

Presentation of FY 2020 Financial Audit

Mr. Oliver stated that it was required by statute to perform an independent audit and was included in the agenda package. He noted the audit was performed by Grau & Associates and was a clean audit.

On MOTION by Mr. Lancaster seconded by Mr. Hill, with all in favor, the FY 2020 Financial Audit, was accepted.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2021-08,
Approving the Proposed FY 2022 Budget
and Setting a Public Hearing for Adoption**

Mr. Oliver proposed setting the public hearing date for August 4, 2021 at 1:00 p.m. at this location for the Public Hearing and stated a proposed budget must be approved by June 15th of each year. There was discussion about holding the August public hearing and CDD meeting on different dates, but the Board decided to hold the meeting on August 4th, with a backup date as August 19th. Mr. Oliver added this proposed budget has no increase in assessments. It was clarified that the budget includes cost increases based on the two FY22 proposals from Riverside

Management Services and Landcare Group.. Mr. Oliver presented an overview of general fund and debt service budgets.

The Board had some questions about contingency items including electricity, water utilities, line-item assessments direct, and streetlights. Mr. Oliver explained that assessments for undeveloped parcels are paid directly by the landowner to the CDD.

On MOTION by Mr. Hill, seconded by Mr. d'Aquin, with all in favor, Resolution 2021-08 Approving the Proposed FY 2022 Budget and Setting a Public Hearing for Adoption on August 4, 2021 at 1:00 p.m. at the World Golf Village Renaissance Hotel in St. Augustine, Florida, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Proposal for Cost Increase for Services with Riverside Management Services, Inc.

Mr. Oliver reviewed the proposed increase with Riverside of 3% for amenity management and 5% for field operations. These have been plugged into the proposed budget, and it was clarified these were typical increases for management services.

On MOTION by Mr. Lancaster, seconded by Mr. d'Aquin, with all in favor, the Proposal for Cost Increase for Services with Riverside Management Service, Inc., was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Responses Received to the RFP for the International Golf Parkway Force Main Project

Mr. Haber led discussion of the requested proposals and stated that three proposals were received. He gave an overview of the responses and scoring and the Board's options and making a determination. Mr. Katsaras reviewed the scoring and rating process with A. J. Johns scoring top ranked firm. Board asked about timelines in securing the pricing, and Mr. Katsaras replied he would review the contract. Mr. Haber recommended approving the scoring as recommended by the District Engineer and the contract subject to no provisions.

On MOTION by Mr. Dodson, seconded by Mr. Lancaster, with all in favor, Accepting the Recommendation by the District Engineer with

A.J. Johns Ranked #1, Authorization for Notice of Intent to Award Being Sent to all three contractors, and Authorizing Final Review by the Chair, was approved subject to pricing as quoted in proposals with no price floats during contracted period.

NINTH ORDER OF BUSINESS

Consideration of Changes for Renewal Annual Landscape Maintenance Service with Landcare Group, Inc.

Mr. Oliver presented the Landcare Group, Inc proposal with no price change. The Board had some questions about recent issues and associated costs. The sprinkler system and irrigation were further discussed.

On MOTION by Mr. d'Aquin, seconded by Mr. Hill, with all in favor, the Renewal Annual Landscape Maintenance Service with Landcare Group, Inc., was approved.

TENTH ORDER OF BUSINESS

Ratification of E-Verify Memorandum of Understanding

Mr. Haber reviewed the E-Verify System process and the requirements for the District, including that all future contractors must be included.

On MOTION by Mr. Lancaster seconded by Mr. Hill, with all in favor, the E-Verify Memorandum of Understanding, was ratified.

ELEVENTH ORDER OF BUSINESS

Ratification of Ornamental Oak Tree Shaping Service with Yellowstone Landscape

Mr. Oliver stated that the Yellowstone Landscape services requires ratification. The process of tree spading and root pruning was explained to the Board. The process of air spading was reviewed and that oak trees were not dying, but not thriving and needed this service. Maple issue was discussed, and the use of an arborist would be supervising Yellowstone.

On MOTION by Mr. Dodson, seconded by Mr. d'Aquin, with all in favor, the Ornamental Oak Tree Shaping Service with Yellowstone Landscape, was ratified.

TWELTH ORDER OF BUSINESS

**Ratification of Air Spade Training Service
with Advanced Tree Care, Inc.**

Mr. Oliver explained this was to provide the training of air spading services.

On MOTION by Mr. Hill, seconded by Mr. Lancaster, with all in favor, the Air Spade Training Service with Advanced Tree Care, Inc., was ratified.

THIRTEENTH ORDER OF BUSINESS

**Ratification of Upgrades to Security
System with Atlantic Companies**

Mr. Oliver noted there was a copy of the proposal in the agenda package. Three proposals were received and reviewed with the Chairman. Atlantic Security was selected to add two additional cameras to the existing system to be installed on June 22nd.

On MOTION by Mr. Lancaster seconded by Mr. d'Aquin, with all in favor, Upgrades to Security System with Atlantic Companies, was ratified.

FOURTEENTH ORDER OF BUSINESS

**Discussion of Playground Improvements
and Equipment**

Mr. Oliver noted that Mr. Losert received an email from a resident and this information was shared with the Chairman. An overview of the email stated that it was felt the playground equipment did not address the needs of toddlers from ages 1-5. The Board asked Brian Stephens about getting proposals for adding some equipment. Cost was further discussed and the need for assessment increase if that was needed.

FIFTEENTH ORDER OF BUSINESS

Other Business

Mr. Oliver asked if there was any other business to discuss. Hearing none, the next item followed.

SIXTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Haber noted he had no further information.

B. District Engineer

1. Consideration of Work Authorization No. 1

Mr. Katsaras stated he was seeking Board approval for Work Authorization No. 1, and it was included in the agenda package. It is associated with Construction Administration work for the proposed force main extension discussed earlier. It was clarified this was certifying the work was completed properly. Further discussion was held on the guidelines of the services provided during the duration of the project. This included weekly observations, certifications, review of shop drawings, and acceptance of final acceptance packages. It was noted there was a not to exceed amount. CEI in coordination with District Engineer would do on-site reviews. Further discussion was held on time, costs, and services.

On MOTION by Mr. Lancaster, seconded by Mr. Hill with all in favor, the Work Authorization No. 1, was approved.

2. Ratification of Series 2021 Requisitions No. 3-8

Mr. Katsaras explained these six requisitions were executed and approved by the Chair. Most of them were for the force main.

On MOTION by Mr. Dodson seconded by Mr. d'Aquin, with all in favor, Series 2021 Requisitions No. 3-8, were ratified.

C. District Manager – Presentation of Number Registered Voters

Mr. Oliver noted the Supervisor of Elections letter states that as of April 15, 2021 there were 785 registered voters living in the District. This information is required to be put on the record annually. In November of 2022, two Board seats will be filled by registered voters living in the District. Further discussion was held on the next seats and how they would be filled.

D. Field Services – Operations Memorandum

Mr. Stephens provided an updated report for the Board. He noted the maple trees will be removed and installation of other trees will be completed. The irrigation system has been adjusted, and other work was reviewed.

E. Amenity Manager – Amenity Report

Mr. Losert provided an update on the amenities. He noted reservations continue to be booked for the Clubhouse on weekends and weeknights.

SEVENTEENTH ORDER OF BUSINESS Supervisor's Requests

A comment was made about the neighborhood concerns that have been noted, the pool and other facilities and the Amenity Center might be inadequate. A poll is currently being made on usage of pool.

EIGHTEENTH ORDER OF BUSINESS Audience Comments

An audience comment was made about the force main project location. The location and project details were outlined as a St. John's facility.

Another comment was made about the tree issues and clarification was made on the issues when the trees were originally planted.

An additional comment was made on a potential gate into the Amenity Center. Discussion ensued about issues around solving this access issue.

A question was asked if crosswalks were planned. The Board noted that was being planned and deferred to Mr. Katsaras. The resident asked about a stop sign. The reply noted it was not allowed. Further discussion was held on specific details on crosswalk and issues.

Another comment was made on a speed bumps or speed limit signs. Discussion ensued on this issue, and it was asked that Mr. Katsaras investigate this issue

NINETEENTH ORDER OF BUSINESS Financial Reports

A. Balance Sheet as of April 30, 2021 and Statement of Revenues & Expenditures

Mr. Oliver stated that the balance sheet can be found in the agenda package as of April 30, 2021. He noted these were the same numbers as seen in the budget.

B. Assessment Receipt Schedule

Mr. Oliver reviewed the assessment receipt schedule and noted 99.23% collected on roll.

C. Approval of Check Register

Mr. Oliver noted that the check register required Board approval. The Board questioned the sticky note. Mr. Oliver replied if a vendor added sales tax on an invoice, a copy of the tax exempt is sent to them, so the District is not charged. A March 15th charge was questioned on chlorine spill. Mr. Stephens explained the issue.

On MOTION by Mr. Lancaster seconded by Mr. d'Aquin, with all in favor, the Check Register was approved.

D. Approval of Construction Funding Request No. 26

Mr. Oliver reviewed construction funding request No. 26.

On MOTION by Mr. Hill, seconded by Mr. d'Aquin, with all in favor, the Construction Funding Request No. 26, was approved.

TWENTIETH ORDER OF BUSINESS

**Next Scheduled Meeting – August 4, 2021
at 1:00 p.m. at TBD**

Mr. Oliver stated the next scheduled regular meeting date would be August 4, 2021.

TWENTY-FIRST ORDER OF BUSINESS

Adjournment

The meeting was adjourned

On MOTION by Mr. Lancaster seconded by Mr. D'Aquin, with all in favor the Meeting was adjourned.

Secretary / Assistant Secretary

Chairperson / Vice Chairperson

FIFTH ORDER OF BUSINESS

*Bannon Lakes
Community Development District
Approved Budget
FY 2022*

August 4, 2021



Bannon Lakes Community Development District

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Bannon Lakes

Community Development District

General Fund

<i>Description</i>	<i>Adopted Budget FY 2021</i>	<i>Actual Thru 6/30/21</i>	<i>Projected Next 3 Months</i>	<i>Total Projected 9/30/21</i>	<i>Approved Budget FY 2022</i>
<u>Revenues</u>					
<i>Developer Contributions</i>	\$85,076	\$0	\$22,633	\$22,633	\$105,308
<i>Assessments - Tax Roll</i>	\$444,880	\$446,501	\$0	\$446,501	\$444,880
<i>Assessments - Direct</i>	\$59,873	\$14,968	\$44,905	\$59,873	\$59,873
<i>Interest</i>	\$500	\$125	\$24	\$149	\$150
<i>Facility Revenue</i>	\$300	\$175	\$125	\$300	\$300
<i>Carryover Surplus</i>	\$0	\$0	\$0	\$0	\$0
<u>Total Revenues</u>	\$590,629	\$461,769	\$67,687	\$529,456	\$610,511

Expenditures

Administrative

<i>Supervisors Fees</i>	\$0	\$1,000	\$200	\$1,200	\$1,200
<i>FICA</i>	\$0	\$77	\$15	\$92	\$0
<i>Engineering</i>	\$4,000	\$1,350	\$2,650	\$4,000	\$4,000
<i>Attorney</i>	\$12,000	\$7,389	\$4,611	\$12,000	\$12,000
<i>Dissemination</i>	\$4,300	\$4,042	\$1,750	\$5,792	\$7,500
<i>Annual Audit</i>	\$3,900	\$3,900	\$0	\$3,900	\$5,500
<i>Arbitrage</i>	\$600	\$600	\$0	\$600	\$1,200
<i>Assessment Roll</i>	\$5,000	\$5,000	\$0	\$5,000	\$5,000
<i>Trustee fees</i>	\$5,000	\$3,867	\$0	\$3,867	\$8,000
<i>Management Fees</i>	\$45,000	\$33,750	\$11,250	\$45,000	\$46,800
<i>Information Technology</i>	\$1,733	\$1,300	\$433	\$1,733	\$1,800
<i>Telephone</i>	\$200	\$208	\$144	\$352	\$500
<i>Postage</i>	\$500	\$267	\$132	\$399	\$500
<i>Insurance</i>	\$6,325	\$6,037	\$0	\$6,037	\$6,641
<i>Meeting Room Rental</i>	\$0	\$1,563	\$313	\$1,875	\$2,000
<i>Printing & Binding</i>	\$1,600	\$1,462	\$138	\$1,600	\$1,600
<i>Legal Advertising</i>	\$2,000	\$1,172	\$828	\$2,000	\$2,000
<i>Other Current Charges</i>	\$500	\$186	\$102	\$288	\$500
<i>Office Supplies</i>	\$500	\$114	\$120	\$234	\$500
<i>Website Maintenance</i>	\$1,200	\$900	\$300	\$1,200	\$1,200
<i>Dues, Licenses & Subscriptions</i>	\$175	\$175	\$0	\$175	\$175
<u>Administrative Expenditures</u>	\$94,533	\$74,357	\$22,987	\$97,344	\$108,616

Amenty Center

<i>Insurance</i>	\$16,000	\$15,463	\$0	\$15,463	\$17,009
<i>Utilities</i>					
<i>Phone/Internet/Cable</i>	\$5,400	\$3,999	\$1,299	\$5,298	\$5,400
<i>Electric</i>	\$25,000	\$9,735	\$3,900	\$13,635	\$25,000
<i>Water/Irrigation</i>	\$15,000	\$5,178	\$2,175	\$7,353	\$15,000
<i>Gas</i>	\$200	\$0	\$100	\$100	\$200
<i>Refuse</i>	\$3,900	\$3,298	\$1,284	\$4,582	\$4,600
<i>Security</i>					
<i>Security Monitoring</i>	\$600	\$0	\$0	\$0	\$600
<i>Access Cards</i>	\$2,500	\$1,575	\$0	\$1,575	\$2,500
<i>Management Contracts</i>					

Bannon Lakes

Community Development District

General Fund

<i>Description</i>	<i>Adopted Budget FY 2021</i>	<i>Actual Thru 6/30/21</i>	<i>Projected Next 3 Months</i>	<i>Total Projected 9/30/21</i>	<i>Approved Budget FY 2022</i>
<i>Facility Management</i>	\$60,000	\$45,000	\$15,000	\$60,000	\$61,800
<i>Field Mgmt / Admin</i>	\$22,000	\$14,369	\$4,790	\$19,158	\$20,116
<i>Pool Maintenance</i>	\$12,000	\$8,195	\$2,732	\$10,926	\$12,000
<i>Pool Chemicals</i>	\$10,000	\$3,224	\$3,976	\$7,200	\$10,000
<i>Janitorial</i>	\$7,000	\$5,250	\$1,750	\$7,000	\$7,000
<i>Janitorial Supplies</i>	\$3,450	\$1,373	\$627	\$2,000	\$3,450
<i>Facility Maintenance</i>	\$7,500	\$875	\$1,875	\$2,750	\$7,500
<i>Repairs & Maintenance</i>	\$25,000	\$31,771	\$6,000	\$37,771	\$27,500
<i>Special Events</i>	\$5,000	\$867	\$4,133	\$5,000	\$5,000
<i>Holiday Decorations</i>	\$1,500	\$0	\$1,500	\$1,500	\$1,500
<i>Fitness Center Repairs/Supplies</i>	\$900	\$355	\$545	\$900	\$900
<i>Office Supplies</i>	\$1,500	\$1,095	\$405	\$1,500	\$1,500
<i>ASCAP/BMI Licenses</i>	\$500	\$0	\$0	\$0	\$500
<i>Pest Control</i>	\$3,100	\$2,250	\$750	\$3,000	\$3,100
<i>Amenity Center Expenditures</i>	\$228,050	\$153,869	\$52,842	\$206,710	\$232,175
<i>Grounds Maintenance Expenditures</i>					
<i>Hydrology Quality/Mitigation</i>	\$3,000	\$0	\$0	\$0	\$3,000
<i>Landscape Maintenance</i>	\$151,706	\$113,779	\$37,926	\$151,706	\$151,706
<i>Landscape Contingency</i>	\$20,000	\$14,787	\$5,213	\$20,000	\$20,000
<i>Lake Maintenance</i>	\$7,800	\$5,850	\$1,950	\$7,800	\$7,800
<i>Grounds Maintenance</i>	\$5,000	\$1,890	\$2,000	\$3,890	\$5,000
<i>Pump Repairs</i>	\$2,000	\$0	\$0	\$0	\$2,000
<i>Streetlights</i>	\$9,000	\$6,553	\$2,280	\$8,833	\$9,630
<i>Streetlight Repairs</i>	\$5,000	\$332	\$600	\$932	\$5,000
<i>Irrigation Repairs</i>	\$7,500	\$3,424	\$1,200	\$4,624	\$7,500
<i>Miscellaneous</i>	\$5,000	\$0	\$1,250	\$1,250	\$5,000
<i>Reclaim Water</i>	\$50,000	\$17,727	\$6,600	\$24,327	\$50,000
<i>Capital Reserve</i>	\$2,040	\$2,040	\$0	\$2,040	\$3,084
<i>Grounds Maintenance Expenditures</i>	\$268,046	\$166,383	\$59,019	\$225,402	\$269,720
<i>Total Expenses</i>	\$590,629	\$394,609	\$134,847	\$529,456	\$610,511
<i>Excess Revenues/(Expenditures)</i>	\$0	\$67,161	(\$67,161)	\$0	\$0

Net Assessments	\$444,880
Add: Discounts and Collections (6%)	\$28,383
Gross Assessments	\$473,263
Assessable Units	536
Per Unit Assessment	\$882.95

Bannon Lakes
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2022

REVENUES:

Developer Contributions/ Assessments

The District will enter into a Funding Agreement with the Developer or levy maintenance assessments to Fund the General Fund expenditures the Fiscal Year.

Interest

The District will have all excess funds invested with State Board of Administration. The amount is based upon the estimated average balance of funds available during the fiscal year.

Facility Revenue

Income received from residents for rental of clubroom, patio, access cards or special events deposits.

EXPENDITURES:

Administrative:

Supervisors Fees

The Florida Statutes allows each Board member to receive \$200 per meeting not to exceed \$4,000 in one year. The amount for the fiscal year is based upon four supervisors paid for the estimated eight annual meetings with the other supervisors waiving pay.

FICA Expense

Represents the Employer's share of Social Security and Medicare taxes withheld from the Board of Supervisors checks.

Engineering

The District will contract with an engineering firm to provide general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc.

Attorney

The District will contract with Hopping Green & Sams for legal counsel to provide general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Governmental Management Services	\$ 583	\$ 7,000
Disclosure Services		500
	\$ 583	\$ 7,500

Bannon Lakes

Community Development District

GENERAL FUND BUDGET
FISCAL YEAR 2022

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District will contract with a licensed CPA firm to prepare the annual audit.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2016 Special Assessment Revenue Bonds.

Assessment Roll

The District's assessment roll administration, GMS, LLC, will provide services to prepare assessment rolls to district property owners.

Trustee Fees

The District issued Series 2016 Special Assessment Revenue Bonds which are held with a Trustee at BNY Mellon. The amount of the trustee fees is based on the agreement between BNY Mellon and the District.

Management Fees

The District will contract with Governmental Management Services, LLC for Management, Accounting and Administrative services as part of a Management Agreement with management company.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Governmental Management Services	\$ 3,900	\$ 46,800

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Governmental Management Services	\$ 150	\$ 1,800

Telephone

The cost of telephone and fax machine service.

Postage

The cost of mailing agenda packages, overnight deliveries, correspondence, and payments for the District.

Insurance

Represents the estimated cost for public officials and general liability insurance for the District provided by FIA.

***Bannon Lakes
Community Development District***

GENERAL FUND BUDGET
FISCAL YEAR 2022

Meeting Room Rental

The District will seek out venue to hold board meeting.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for Board meetings, public hearings, and etc. in a newspaper of general circulation.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Miscellaneous office supplies.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Governmental Management Services	\$ 100	\$ 1,200

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Amenity Center:

Insurance

The District's Property insurance policy is with Florida Insurance Alliance. FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the Amenity Center.

Phone/Internet/Cable

The District will provide internet & cable television services for the Amenity Center through AT&T.

<u>Vendor</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
AT&T	435 Bannon Lakes Blvd Amenity	\$ 214	\$ 2,573
AT&T	435 Bannon Lakes Blvd Fintness Ctr	\$ 218	\$ 2,616
	Contingency	\$ 18	\$ 211
		\$ 450	\$ 5,400

Bannon Lakes
Community Development District
 GENERAL FUND BUDGET
 FISCAL YEAR 2022

Electric

The cost of electric associated with the Recreation Facility.

<u>Vendor</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
FPL	435 Bannon Lakes Blvd - Clubhouse	\$ 995	\$ 11,940
FPL	35 Bannon Lakes Blvd #Ent	\$ 26	\$ 415
FPL	435 Bannon Lakes Blvd # Fitness	\$ 200	\$ 2,400
	Contingency	\$ 854	\$ 10,245
		\$ 2,083	\$ 25,000

Water/Irrigation

Water, sewer and irrigation systems cost for the district.

<u>Vendor</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
SJCUD	435 Bannon Lakes Blvd	\$ 592	\$ 7,100
	Contingency	\$ 658	\$ 7,900
		\$ 1,250	\$ 15,000

Gas

The District will contract with vendor to provide propane delivery for amenity center use.

Refuse Service

Cost of garbage disposal service will be provided by Republic Services #687 for the District.

Security Monitoring

The District will contract with vendor to provide security monitoring for the Amenity Center.

Access Cards

Represents the estimated cost for access cards purchased by the District's Amenity Center.

Facility Management

Cost to provide management services for the Amenity Center.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management Services	\$ 5,150	\$ 61,800

Field Management and Admin

The District will contract Riverside Management Services, Inc. for onsite field management of contracts for District Services such as landscaping, amenity & pool facilities, lake maintenance, etc.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management Services	\$ 1,676	\$ 20,116

Bannon Lakes
Community Development District

GENERAL FUND BUDGET
FISCAL YEAR 2022

Pool Maintenance

The estimated amount based on proposed contract with Riverside Management Services, Inc. to provide maintenance of the Amenity Center swimming pool.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management Services	\$ 911	\$ 10,926
Contingency	\$ 90	\$ 1,074
	\$ 1,000	\$ 12,000

Pool Chemicals

The estimated amount based on proposed contract with Riverside Management Services and Poolsure to provide chemicals to maintain the Amenity Center swimming pool.

Janitorial

The estimated amount based on proposed contract with Riverside Management Services, Inc. to provide janitorial services for the Amenity Center.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management Services	\$ 583	\$ 7,000

Janitorial Supplies

All supplies needed for janitorial services of the Amenity Center.

Facility Maintenance

The estimated amount based on proposed contract with vendor to provide routine repairs and maintenance for the Amenity Center.

Repair & Maintenance

Regular maintenance and replacement cost incurred by the Amenity Center of the District.

Special Events

Represents estimated costs for the District to host special events for the community throughout the Fiscal Year.

Holiday Decorations

Represents estimated costs for the District to decorate the amenity center throughout the Fiscal Year.

Fitness Center Repairs/Supplies

Represents estimated costs for the Fitness Center repairs of equipment, purchase of supplies, and preventative maintenance contract.

Office Supplies and Equipment

Represents estimated cost for office supplies for the Amenity Center.

Bannon Lakes
Community Development District

GENERAL FUND BUDGET
FISCAL YEAR 2022

ASCAP/BMI Licenses

License fee required to broadcast music to the amenity center.

Pest Control

The District is contracted with Freedom Pest Control for pest control services

Grounds Maintenance:

Hydrology Quality/Mitigation

Cost to preserve beneficial aquatic plants in the wetland mitigation area and control nuisance and exotic pest plant populations.

Landscape Maintenance

Cost to maintain the common areas of the District based on a proposed contract with Landcare Group, Inc.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
Landcare Group	\$ 12,642	\$ 151,706

Landscape Contingency

Other landscape costs that is not under contract which includes landscape light repairs and replacements.

Lake Maintenance

Cost for the maintenance of District lakes based on a contract.

<u>Vendor</u>	<u>Monthly</u>	<u>Annual</u>
The Lake Doctors, Inc.	\$ 650	\$ 7,800

Grounds Maintenance

Contracted staff for repairs and trash pick-up on District owned property.

Pump Repairs

Provision for pool pump repair or replacements as needed.

Streetlights

FPL provides the District street lighting cost for the community. The amount is based upon the agreement plus estimated cost for fuel charges.

<u>Vendor</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
FPL	100 International Golf Parkway	\$ 730	\$ 8,760
	Contingency	\$ 73	\$ 870
		\$ 803	\$ 9,630

Bannon Lakes
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2022

Streetlight Repairs

Estimated costs for street lighting and parking lot repairs and replacements.

Irrigation Repairs

Miscellaneous irrigation repairs and maintenance cost for the District.

Miscellaneous

Any unanticipated and unscheduled maintenance cost to the District.

Reclaimed water

Reclaimed water Services for the District provided by St. Johns County Utility Department.

<u>Vendor</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
SJCUD	35 Bannon Lakes Blvd	\$ 1,148	\$ 13,780
	435 Bannon Lakes Blvd	\$ 775	\$ 9,300
	Contingency	\$ 2,243	\$ 26,920
		\$ 4,167	\$ 50,000

Capital Reserve

The District will establish a reserve to fund the renewal and replacement of District's capital related facilities.

Bannon Lakes
Community Development District

Debt Service Fund
Series 2016

Description	Adopted Budget FY 2021	Actual Thru 6/30/21	Projected Next 3 Months	Total Projected 9/30/21	Approved Budget FY 2022
Revenues					
Interest Income	\$5,000	\$92	\$21	\$113	\$150
Special Assessments	\$764,712	\$752,392	\$0	\$752,392	\$749,660
Prepayments	\$0	\$23,253	\$0	\$23,253	\$0
Carry Forward Surplus*	\$567,019	\$628,196	\$0	\$628,196	\$491,642
TOTAL REVENUES	\$1,336,730	\$1,403,933	\$21	\$1,403,954	\$1,241,452
Expenditures					
<u>Series 2016</u>					
Interest - 11/01	\$282,463	\$282,463	\$0	\$282,463	\$274,100
Principal - 11/01	\$190,000	\$190,000	\$0	\$190,000	\$195,000
Special Call - 11/01	\$0	\$135,000	\$0	\$135,000	\$0
Interest - 05/01	\$278,188	\$274,850	\$0	\$274,850	\$269,713
Principal - 05/01	\$0	\$0	\$0	\$0	\$0
Special Call - 05/01	\$0	\$30,000	\$0	\$30,000	\$0
		0			
TOTAL EXPENDITURES	\$750,650	\$912,313	\$0	\$912,313	\$738,813
EXCESS REVENUES	\$586,080	\$491,621	\$21	\$491,642	\$502,639

*Reflects excess revenue at fiscal year end less reserve fund balance.

11/1/22 Interest	\$	269,713
11/1/22 Principal		\$205,000
		<u>\$474,713</u>

Net Assessments	\$749,660
Add: Discounts and Collections (6%)	\$47,828
Gross Assessments	<u>\$797,488</u>
Assessable Units	452
Per Unit Assessment	\$1,764.35

Bannon Lakes**Community Development District****Amortization Schedule****Series 2016, Special Assessment Revenue Bonds****(Term Bonds Due Combined)**

Date	Balance	Principal	Interest	Annual
11/1/21	\$ 11,070,000	\$ 195,000	\$ 274,100.00	\$ 469,100.00
5/1/22	\$ 10,875,000	\$ -	\$ 269,712.50	\$ -
11/1/22	\$ 10,875,000	\$ 205,000	\$ 269,712.50	\$ 744,425.00
5/1/23	\$ 10,670,000	\$ -	\$ 265,100.00	\$ -
11/1/23	\$ 10,670,000	\$ 210,000	\$ 265,100.00	\$ 740,200.00
5/1/24	\$ 10,460,000	\$ -	\$ 260,375.00	\$ -
11/1/24	\$ 10,460,000	\$ 220,000	\$ 260,375.00	\$ 740,750.00
5/1/25	\$ 10,240,000	\$ -	\$ 255,425.00	\$ -
11/1/25	\$ 10,240,000	\$ 230,000	\$ 255,425.00	\$ 740,850.00
5/1/26	\$ 10,010,000	\$ -	\$ 250,250.00	\$ -
11/1/26	\$ 10,010,000	\$ 240,000	\$ 250,250.00	\$ 740,500.00
5/1/27	\$ 9,770,000	\$ -	\$ 244,250.00	\$ -
11/1/27	\$ 9,770,000	\$ 255,000	\$ 244,250.00	\$ 743,500.00
5/1/28	\$ 9,515,000	\$ -	\$ 237,875.00	\$ -
11/1/28	\$ 9,515,000	\$ 265,000	\$ 237,875.00	\$ 740,750.00
5/1/29	\$ 9,250,000	\$ -	\$ 231,250.00	\$ -
11/1/29	\$ 9,250,000	\$ 280,000	\$ 231,250.00	\$ 742,500.00
5/1/30	\$ 8,970,000	\$ -	\$ 224,250.00	\$ -
11/1/30	\$ 8,970,000	\$ 295,000	\$ 224,250.00	\$ 743,500.00
5/1/31	\$ 8,675,000	\$ -	\$ 216,875.00	\$ -
11/1/31	\$ 8,675,000	\$ 310,000	\$ 216,875.00	\$ 743,750.00
5/1/32	\$ 8,365,000	\$ -	\$ 209,125.00	\$ -
11/1/32	\$ 8,365,000	\$ 325,000	\$ 209,125.00	\$ 743,250.00
5/1/33	\$ 8,040,000	\$ -	\$ 201,000.00	\$ -
11/1/33	\$ 8,040,000	\$ 340,000	\$ 201,000.00	\$ 742,000.00
5/1/34	\$ 7,700,000	\$ -	\$ 192,500.00	\$ -
11/1/34	\$ 7,700,000	\$ 355,000	\$ 192,500.00	\$ 740,000.00
5/1/35	\$ 7,345,000	\$ -	\$ 183,625.00	\$ -
11/1/35	\$ 7,345,000	\$ 375,000	\$ 183,625.00	\$ 742,250.00
5/1/36	\$ 6,970,000	\$ -	\$ 174,250.00	\$ -
11/1/36	\$ 6,970,000	\$ 395,000	\$ 174,250.00	\$ 743,500.00
5/1/37	\$ 6,575,000	\$ -	\$ 164,375.00	\$ -
11/1/37	\$ 6,575,000	\$ 415,000	\$ 164,375.00	\$ 743,750.00
5/1/38	\$ 6,160,000	\$ -	\$ 154,000.00	\$ -
11/1/38	\$ 6,160,000	\$ 435,000	\$ 154,000.00	\$ 743,000.00

Bannon Lakes**Community Development District****Amortization Schedule****Series 2016, Special Assessment Revenue Bonds****(Term Bonds Due Combined)**

Date	Balance	Principal	Interest	Annual
5/1/39	\$ 5,725,000	\$ -	\$ 143,125.00	\$ -
11/1/39	\$ 5,725,000	\$ 455,000	\$ 143,125.00	\$ 741,250.00
5/1/40	\$ 5,270,000	\$ -	\$ 131,750.00	\$ -
11/1/40	\$ 5,270,000	\$ 480,000	\$ 131,750.00	\$ 743,500.00
5/1/41	\$ 4,790,000	\$ -	\$ 119,750.00	\$ -
11/1/41	\$ 4,790,000	\$ 500,000	\$ 119,750.00	\$ 739,500.00
5/1/42	\$ 4,290,000	\$ -	\$ 107,250.00	\$ -
11/1/42	\$ 4,290,000	\$ 525,000	\$ 107,250.00	\$ 739,500.00
5/1/43	\$ 3,765,000	\$ -	\$ 94,125.00	\$ -
11/1/43	\$ 3,765,000	\$ 555,000	\$ 94,125.00	\$ 743,250.00
5/1/44	\$ 3,210,000	\$ -	\$ 80,250.00	\$ -
11/1/44	\$ 3,210,000	\$ 580,000	\$ 80,250.00	\$ 740,500.00
5/1/45	\$ 2,630,000	\$ -	\$ 65,750.00	\$ -
11/1/45	\$ 2,630,000	\$ 610,000	\$ 65,750.00	\$ 741,500.00
5/1/46	\$ 2,020,000	\$ -	\$ 50,500.00	\$ -
11/1/46	\$ 2,020,000	\$ 640,000	\$ 50,500.00	\$ 741,000.00
5/1/47	\$ 1,380,000	\$ -	\$ 34,500.00	\$ -
11/1/47	\$ 1,380,000	\$ 675,000	\$ 34,500.00	\$ 744,000.00
5/1/48	\$ 705,000	\$ -	\$ 17,625.00	\$ -
11/1/48	\$ 705,000	\$ 705,000	\$ 17,625.00	\$ 740,250.00
Totals		\$ 11,070,000	\$ 9,431,825	\$ 20,501,825

Bannon Lakes
Community Development District

Debt Service Fund
Series 2021

<i>Description</i>	<i>Proposed Budget FY 2021</i>	<i>Actual Thru 6/30/21</i>	<i>Projected Next 3 Months</i>	<i>Total Projected 9/30/21</i>	<i>Approved Budget FY 2022</i>
Revenues					
Interest Income	\$0	\$2	\$4	\$6	\$100
Special Assessments	\$0	\$0	\$0	\$0	\$414,300
Prepayments	\$0	\$0	\$0	\$0	\$0
Carry Forward Surplus*	\$0	\$0	\$0	\$0	\$132,180
Bond Proceeds	\$406,749	\$406,749	\$0	\$406,749	\$0
TOTAL REVENUES	\$406,749	\$406,751	\$4	\$406,755	\$546,580
Expenditures					
<u>Series 2021</u>					
Interest - 11/01	\$0	\$0	\$0	\$0	\$132,088
Interest - 05/01	\$67,511	\$67,511	\$0	\$67,511	\$132,088
Principal - 5/01	\$0	\$0	\$0	\$0	\$150,000
TOTAL EXPENDITURES	\$67,511	\$67,511	\$0	\$67,511	\$414,175
EXCESS REVENUES	\$339,238	\$339,239	\$4	\$339,243	\$132,405

*Reflects excess revenue at fiscal year end less reserve fund balance.

11/1/22 Interest \$130,213

Net Assessments	\$414,300
Add: Discounts and Collections (6%)	\$26,432
Gross Assessments	\$440,732
Assessable Units	235
Per Unit Assessment	\$1,875.46

Bannon Lakes**Community Development District****Amortization Schedule****Series 2021, Special Assessment Revenue Bonds****(Term Bonds Due Combined)**

Date	Balance	Principal	Interest	Annual
11/1/21	\$ 7,415,000	\$ -	\$ 132,088	\$ 132,088
5/1/22	\$ 7,415,000	\$ 150,000	\$ 132,088	\$ 282,088
11/1/22	\$ 7,265,000	\$ -	\$ 130,213	\$ 130,213
5/1/23	\$ 7,265,000	\$ 155,000	\$ 130,213	\$ 285,213
11/1/23	\$ 7,110,000	\$ -	\$ 128,275	\$ 128,275
5/1/24	\$ 7,110,000	\$ 155,000	\$ 128,275	\$ 283,275
11/1/24	\$ 6,955,000	\$ -	\$ 126,338	\$ 126,338
5/1/25	\$ 6,955,000	\$ 160,000	\$ 126,338	\$ 286,338
11/1/25	\$ 6,795,000	\$ -	\$ 124,338	\$ 124,338
5/1/26	\$ 6,795,000	\$ 165,000	\$ 124,338	\$ 289,338
11/1/26	\$ 6,630,000	\$ -	\$ 122,275	\$ 122,275
5/1/27	\$ 6,630,000	\$ 170,000	\$ 122,275	\$ 292,275
11/1/27	\$ 6,460,000	\$ -	\$ 119,725	\$ 119,725
5/1/28	\$ 6,460,000	\$ 175,000	\$ 119,725	\$ 294,725
11/1/28	\$ 6,285,000	\$ -	\$ 117,100	\$ 117,100
5/1/29	\$ 6,285,000	\$ 180,000	\$ 117,100	\$ 297,100
11/1/29	\$ 6,105,000	\$ -	\$ 114,400	\$ 114,400
5/1/30	\$ 6,105,000	\$ 185,000	\$ 114,400	\$ 299,400
11/1/30	\$ 5,920,000	\$ -	\$ 111,625	\$ 111,625
5/1/31	\$ 5,920,000	\$ 190,000	\$ 111,625	\$ 301,625
11/1/31	\$ 5,730,000	\$ -	\$ 108,775	\$ 108,775
5/1/32	\$ 5,730,000	\$ 200,000	\$ 108,775	\$ 308,775
11/1/32	\$ 5,530,000	\$ -	\$ 105,275	\$ 105,275
5/1/33	\$ 5,530,000	\$ 205,000	\$ 105,275	\$ 310,275
11/1/33	\$ 5,325,000	\$ -	\$ 101,688	\$ 101,688
5/1/34	\$ 5,325,000	\$ 210,000	\$ 101,688	\$ 311,688
11/1/34	\$ 5,115,000	\$ -	\$ 98,013	\$ 98,013
5/1/35	\$ 5,115,000	\$ 220,000	\$ 98,013	\$ 318,013
11/1/35	\$ 4,895,000	\$ -	\$ 94,163	\$ 94,163
5/1/36	\$ 4,895,000	\$ 230,000	\$ 94,163	\$ 324,163
11/1/36	\$ 4,665,000	\$ -	\$ 90,138	\$ 90,138
5/1/37	\$ 4,665,000	\$ 235,000	\$ 90,138	\$ 325,138
11/1/37	\$ 4,430,000	\$ -	\$ 86,025	\$ 86,025
5/1/38	\$ 4,430,000	\$ 245,000	\$ 86,025	\$ 331,025
11/1/38	\$ 4,185,000	\$ -	\$ 81,738	\$ 81,738

Bannon Lakes**Community Development District****Amortization Schedule****Series 2021, Special Assessment Revenue Bonds****(Term Bonds Due Combined)**

Date	Balance	Principal	Interest	Annual
5/1/39	\$ 4,185,000	\$ 255,000	\$ 81,738	\$ 336,738
11/1/39	\$ 3,930,000	\$ -	\$ 77,275	\$ 77,275
5/1/40	\$ 3,930,000	\$ 260,000	\$ 77,275	\$ 337,275
11/1/40	\$ 3,670,000	\$ -	\$ 72,725	\$ 72,725
5/1/41	\$ 3,670,000	\$ 270,000	\$ 72,725	\$ 342,725
11/1/41	\$ 3,400,000	\$ -	\$ 68,000	\$ 68,000
5/1/42	\$ 3,400,000	\$ 280,000	\$ 68,000	\$ 348,000
11/1/42	\$ 3,120,000	\$ -	\$ 62,400	\$ 62,400
5/1/43	\$ 3,120,000	\$ 295,000	\$ 62,400	\$ 357,400
11/1/43	\$ 2,825,000	\$ -	\$ 56,500	\$ 56,500
5/1/44	\$ 2,825,000	\$ 305,000	\$ 56,500	\$ 361,500
11/1/44	\$ 2,520,000	\$ -	\$ 50,400	\$ 50,400
5/1/45	\$ 2,520,000	\$ 315,000	\$ 50,400	\$ 365,400
11/1/45	\$ 2,205,000	\$ -	\$ 44,100	\$ 44,100
5/1/46	\$ 2,205,000	\$ 330,000	\$ 44,100	\$ 374,100
11/1/46	\$ 1,875,000	\$ -	\$ 37,500	\$ 37,500
5/1/47	\$ 1,875,000	\$ 345,000	\$ 37,500	\$ 382,500
11/1/47	\$ 1,530,000	\$ -	\$ 30,600	\$ 30,600
5/1/48	\$ 1,530,000	\$ 360,000	\$ 30,600	\$ 390,600
11/1/48	\$ 1,170,000	\$ -	\$ 23,400	\$ 23,400
5/1/49	\$ 1,170,000	\$ 375,000	\$ 23,400	\$ 398,400
11/1/49	\$ 795,000	\$ -	\$ 15,900	\$ 15,900
5/1/50	\$ 795,000	\$ 390,000	\$ 15,900	\$ 405,900
11/1/50	\$ 405,000	\$ -	\$ 8,100	\$ 8,100
5/1/51	\$ 405,000	\$ 405,000	\$ 8,100	\$ 413,100
11/1/51	\$ -	\$ -	\$ -	\$ -
Totals		\$ 7,415,000	\$ 5,078,175	\$ 12,493,175

Bannon Lakes
Community Development District

Capital Reserve Fund

<i>Description</i>	<i>Proposed Budget FY 2021</i>	<i>Actual Thru 6/30/21</i>	<i>Projected Next 3 Months</i>	<i>Total Projected 9/30/21</i>	<i>Approved Budget FY 2022</i>
<i>Revenues</i>					
<i>Capital Reserve Transfer In</i>	\$2,040	\$2,040	\$0	\$2,040	\$3,084
<i>Carry Forward Surplus*</i>	\$39,018	\$33,023	\$0	\$33,023	\$31,713
<i>TOTAL REVENUES</i>	<i>\$41,058</i>	<i>\$35,063</i>	<i>\$0</i>	<i>\$35,063</i>	<i>\$34,797</i>
<i>Expenditures</i>					
<i>Capital Outlay</i>	\$25,000	\$0	\$3,000	\$3,000	\$15,000
<i>Other Current Charges</i>	\$420	\$261	\$90	\$351	\$420
<i>TOTAL EXPENDITURES</i>	<i>\$25,420</i>	<i>\$261</i>	<i>\$3,090</i>	<i>\$3,351</i>	<i>\$15,420</i>
<i>EXCESS REVENUES</i>	<i>\$15,638</i>	<i>\$34,803</i>	<i>(\$3,090)</i>	<i>\$31,713</i>	<i>\$19,377</i>

A.

RESOLUTION 2021-09

THE ANNUAL APPROPRIATION RESOLUTION OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2021, submitted to the Board of Supervisors (“**Board**”) of the Bannon Lakes Community Development District (“**District**”) proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2021 and ending September 30, 2022 (“**Fiscal Year 2021/2022**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit “A,”** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (“**Adopted Budget**”), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District’s Local Records Office and identified as “The Budget for the Bannan Lakes Community Development District for the Fiscal Year Ending September 30, 2022.”
- d. The Adopted Budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2021/2022, the sum of \$ _____ to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND – SERIES 2016	\$ _____
DEBT SERVICE FUND – SERIES 2021	\$ _____
TOTAL ALL FUNDS	\$ _____

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2021/2022 or within 60 days following the end of the Fiscal Year 2021/2022 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of

the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

- c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District’s website within 5 days after adoption and remain on the website for at least 2 years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 4th DAY OF AUGUST, 2021.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By:_____

Its:_____

Exhibit A: Fiscal Year 2022 Budget

B.

RESOLUTION 2021-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2021/2022; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Bannon Lakes Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in St. Johns County, Florida (“**County**”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (“**Board**”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budgets (“**Budget**”) for Fiscal Year 2021/2022, attached hereto as **Exhibit “A,”** and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District’s Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Budget; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“**Uniform Method**”), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the assessment roll (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B,”** and to certify the portion of the Assessment Roll related to certain developed property (“**Tax Roll Property**”) to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property (“**Direct Collect Property**”), all as set forth in **Exhibit “B;”** and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit “A”** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits “A” and “B,”** is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190 of the Florida Statutes, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District and in accordance with **Exhibits “A” and “B.”** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the “maximum rate” authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.

- A. **Tax Roll Assessments.** The operations and maintenance special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits “A” and “B.”**
- B. **Direct Bill Assessments.** The operations and maintenance special assessments imposed on the Direct Collect Property shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits “A” and “B.”** Assessments directly collected by the District are according to the following schedule: 25% due no later than October 15, 2021, 25% due no later than January 1, 2022, 25% due no later than April 1, 2022, and 25% due no later than July 1, 2022. In the event that an assessment payment is not made in accordance with the schedule stated above, the

whole assessment – including any remaining partial, deferred payments for Fiscal Year 2021/2022, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170 of the Florida Statutes or other applicable law to collect and enforce the whole assessment, as set forth herein.

- C. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll, attached to this Resolution as **Exhibit "B,"** is hereby certified for collection. That portion of the District's Assessment Roll which includes the Tax Roll Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the District's Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 4th day of August, 2021.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By:_____

Its:_____

Exhibit A: Budget

Exhibit B: Assessment Roll (Uniform Method)
Assessment Roll (Direct Collect)

SIXTH ORDER OF BUSINESS

RESOLUTION 2021-11

A RESOLUTION DESIGNATING OFFICERS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT

WHEREAS, the Board of Supervisors of the Bannon Lakes Community Development District at a regular business meeting held on August 4, 2021 desires to elect the below recited persons to the offices specified.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT:

1. The following persons were elected to the offices shown, to wit:

<u>Arthur Lancaster</u>	Chairman
<u>John Dodson</u>	Vice-Chairman
<u>James Oliver</u>	Secretary
<u>James Perry</u>	Treasurer
<u>James Oliver</u>	Assistant Treasurer
<u>Christopher Hill / Linda Scandurra</u>	Assistant Secretary
<u>Chris d'Aquin</u>	Assistant Secretary
<u>Ernesto Torres / Marilee Giles</u>	Assistant Secretary
<u>James Perry / Daniel Laughlin</u>	Assistant Secretary

PASSED AND ADOPTED THIS 4th DAY OF AUGUST 2021.

Chairman / Vice Chairman

Secretary / Assistant Secretary

SEVENTH ORDER OF BUSINESS

A.

**THIRD AMENDMENT TO THE AGREEMENT BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT
SERVICES, INC. FOR FIELD OPERATIONS AND AMENITY FACILITY
MANAGEMENT SERVICES**

This Third Amendment (“Third Amendment”) is made and entered into this ____ day of June, 2021, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (“District”); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 (“Contractor,” together with District, “Parties”).

RECITALS

WHEREAS, on April 19, 2017, the District and the Contractor entered into an agreement for field operations management services (the “Original Agreement”), which was subsequently amended (the “First Amendment” and “Second Amendment,” together with the Original Agreement, the “Services Agreement”) attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 20 of the Original Agreement, the parties desire to amend the Services Agreement in accordance with Section 2 below; and

WHEREAS, each of the parties hereto has the authority to execute this Third Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Third Amendment so that this Third Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this Third Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement is hereby renewed in accordance with Contractor’s proposal attached hereto as **Exhibit B**. To the extent that any

terms or conditions found in the First Amendment, Second Amendment, and/or **Exhibit B** conflict with the terms of the Services Agreement or this Third Amendment, the Services Agreement and this Third Amendment control and shall prevail.

SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this Third Amendment to the Services Agreement on the day and year first written above.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

DocuSigned by:

D1BA5E5E7410418...
Secretary/Assistant Secretary

DocuSigned by:

EB1E4E8295654FA...
Chairperson, Board of Supervisors

**RIVERSIDE MANAGEMENT SERVICES,
INC.**

Timothea wright

By: Timothea wright


DocuSigned by:

BD93B52658D14BF...
By: _____
Its: President

Exhibit A: Services Agreement, First Amendment, Second Amendment
Exhibit B: Renewal Proposal

Exhibit A

AGREEMENT BETWEEN BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT SERVICES, INC. FOR FIELD OPERATIONS MANAGEMENT SERVICES

This Agreement ("Agreement") is made and entered into this 19 day of April, 2017 by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("**District**"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 ("**Contractor**," together with District, "**Parties**").

RECITALS

WHEREAS, the District is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, *Florida Statutes*, and located in St. Johns County, Florida; and

WHEREAS, the District was established for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure; and

WHEREAS, the District desires to enter into an agreement with an independent contractor to provide field operations management services for the District; and

WHEREAS, Contractor submitted a proposal and represents that it is qualified to provide field operations management services and has agreed to provide to the District those services identified in **Exhibit A**, attached hereto and incorporated by reference herein ("**Services**"); and

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree as follows:

SECTION 1. INCORPORATION OF RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The District desires that the Contractor provide field operations management services within presently accepted standards, and as more specifically identified in

Exhibit A. To the extent any of the provisions of this Agreement are in conflict with the provisions of **Exhibit A**, this Agreement controls.

B. While providing the Services, the Contractor shall assign such staff as may be required, and such staff shall be responsible for coordinating, expediting, and controlling all aspects to assure completion of the Services.

C. Contractor shall solely be responsible for the means, manner and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District.

D. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, and regulations.

SECTION 3. MANNER OF CONTRACTOR'S PERFORMANCE. The Contractor agrees, as an independent contractor, to undertake work and/or perform such services as specified in this Agreement or any addendum executed by the Parties or in any authorized written work order by the District issued in connection with this Agreement and accepted by the Contractor. All work shall be performed in a neat and professional manner reasonably acceptable to the District and shall be in accordance with industry standards. The performance of the Services by the Contractor under this Agreement and related to this Agreement shall conform to any written instructions issued by the District.

A. Should any work and/or services be required which are not specified in this Agreement or any addenda, but which are nevertheless necessary for the proper provision of services to the District, such work or services shall be fully performed by the Contractor as if described and delineated in this Agreement.

B. The Contractor agrees that the District shall not be liable for the payment of any work or services not included in **Exhibit A** unless the District, through an authorized representative of the District, authorizes the Contractor, in writing, to perform such work.

C. The District shall designate in writing a person to act as the District's representative with respect to the services to be performed under this Agreement. The District's representative shall have complete authority to transmit instructions, receive information, interpret and define the District's policies and decisions with respect to materials, equipment, elements, and systems pertinent to the Contractor's services.

- (1) The District hereby designates the District Manager to act as its representative.
- (2) Upon request by the District Manager, the Contractor agrees to meet with the District's representative to walk the property to discuss conditions, schedules, and items of concern regarding this Agreement.

D. Contractor shall use all due care to protect the property of the District, its residents, and landowners from damage. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours.

SECTION 4. COMPENSATION; TERM.

A. As compensation for the Services described in this Agreement, the District agrees to pay the Contractor One Thousand Two Hundred Fifty Dollars (\$1,250.00) for field operations management services beginning _____, 2017 and continuing throughout the term of this Agreement. The term of this Agreement shall be from _____, 2017 through _____, 2018 unless terminated earlier by either party in accordance with the provisions of this Agreement.

B. If the District should desire additional work or services, or to add additional areas to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the Parties shall agree in writing to an addendum, addenda, or change order to this Agreement. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the Parties and agreed to in writing.

C. The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, materialmen, suppliers or laborers be paid and require evidence, in the form of Lien Releases or partial Waivers of Lien, to be submitted to the District by those subcontractors, material men, suppliers or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

D. The Contractor shall maintain records conforming to usual accounting practices. As soon as may be practicable at the beginning of each month, the Contractor shall invoice the District for all services performed in the prior month and any other sums due to the Contractor. The District shall pay the invoice amount within thirty (30) days after the invoice date. The Contractor may cease performing services under this Agreement if any payment due hereunder is not paid within thirty (30) days of the invoice date. Each monthly invoice will include such supporting information as the District may reasonably require the Contractor to provide.

SECTION 5. INSURANCE.

- A. The Contractor shall maintain throughout the term of this Agreement the following insurance:
 - (1) Worker's Compensation Insurance in accordance with the laws of the State of Florida.
 - (2) Commercial General Liability Insurance covering the Contractor's legal liability for bodily injuries, with limits of not less than \$1,000,000 combined single limit bodily injury and property damage liability, and covering at least the following hazards:
 - (i) Independent Contractors Coverage for bodily injury and property damage in connection with any subcontractors' operation.
 - (3) Employer's Liability Coverage with limits of at least \$1,000,000 (one million dollars) per accident or disease.
 - (4) Automobile Liability Insurance for bodily injuries in limits of not less than \$1,000,000 combined single limit bodily injury and for property damage, providing coverage for any accident arising out of or resulting from the operation, maintenance, or use by the Contractor of any owned, non-owned, or hired automobiles, trailers, or other equipment required to be licensed.
 - (5) Employee Fidelity Insurance of at least \$500,000
- B. The District, its staff, consultants and supervisors shall be named as additional insured. The Contractor shall furnish the District with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida.
- C. If the Contractor fails to have secured and maintained the required insurance, the District has the right but not the obligation to secure such required insurance in which event the Contractor shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

SECTION 6. INDEMNIFICATION.

- A. Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.
- B. Contractor agrees to indemnify, defend and hold harmless the District and its officers, agents and employees from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the work to be performed by Contractor, including litigation or any appellate proceedings with respect thereto.

SECTION 7. SOVEREIGN IMMUNITY. Nothing in this Agreement shall be deemed as a waiver of the District's sovereign immunity or the District's limits of liability as set forth in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under such limitations of liability or by operation of law.

SECTION 8. COMPLIANCE WITH GOVERNMENTAL REGULATION. The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances. If the Contractor fails to notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or materialmen, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within five (5) days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective upon the giving of notice of termination.

SECTION 9. LIENS AND CLAIMS. The Contractor shall promptly and properly pay for all labor employed, materials purchased, and equipment hired by it to perform under this Agreement. The Contractor shall keep the District's property free from any materialmen's or mechanic's liens and claims or notices in respect to such liens and claims, which arise by reason of the Contractor's performance under this Agreement, and the Contractor shall immediately discharge any such claim or lien. In the event that the Contractor does not pay or satisfy such claim or lien within three (3) business days after the filing of notice thereof, the District, in addition to any and all other remedies available under this Agreement, may terminate this Agreement to be effective immediately upon the giving of notice of termination.

SECTION 10. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of damages, injunctive relief,

and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 11. CUSTOM AND USAGE. It is hereby agreed, any law, custom, or usage to the contrary notwithstanding, that the District shall have the right at all times to enforce the conditions and agreements contained in this Agreement in strict accordance with the terms of this Agreement, notwithstanding any conduct or custom on the part of the District in refraining from so doing; and further, that the failure of the District at any time or times to strictly enforce its rights under this Agreement shall not be construed as having created a custom in any way or manner contrary to the specific conditions and agreements of this Agreement, or as having in any way modified or waived the same.

SECTION 12. SUCCESSORS. This Agreement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors, and assigns of the Parties to this Agreement, except as expressly limited in this Agreement.

SECTION 13. TERMINATION. The District agrees that the Contractor may terminate this Agreement with cause by providing thirty (30) days' written notice of termination to the District stating a failure of the District to perform according to the terms of this Agreement; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days' written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all work and/or services rendered up until the effective termination of this Agreement, subject to whatever claims or offsets the District may have against the Contractor.

SECTION 14. PERMITS AND LICENSES. All permits and licenses required by any governmental agency directly for the District shall be obtained and paid for by the District. All other permits or licenses necessary for the Contractor to perform under this Agreement shall be obtained and paid for by the Contractor.

SECTION 15. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement without the prior written approval of the other. Any purported assignment without such approval shall be void.

SECTION 16. INDEPENDENT CONTRACTOR STATUS. In all matters relating to this Agreement, the Contractor shall be acting as an independent contractor. Neither the Contractor nor employees of the Contractor, if there are any, are employees of the District under the meaning or application of any Federal or State Unemployment or Insurance Laws or Old Age Laws or otherwise. The Contractor agrees to assume all liabilities or obligations imposed by any one or more of such laws with respect to employees of the Contractor, if there are any, in the performance of this Agreement. The Contractor shall not have any authority to assume or create

any obligation, express or implied, on behalf of the District and the Contractor shall have no authority to represent the District as an agent, employee, or in any other capacity, unless otherwise set forth in this Agreement.

SECTION 17. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 18. ENFORCEMENT OF AGREEMENT. A default by either Party under this Agreement shall entitle the other Party to all remedies available at law or in equity. In the event that either the District or the Contractor is required to enforce this Agreement by court proceedings or otherwise, then the prevailing Party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 19. AGREEMENT. This instrument shall constitute the final and complete expression of this Agreement between the Parties relating to the subject matter of this Agreement. None of the provisions of **Exhibit A** shall apply to this Agreement and **Exhibit A** shall not be incorporated herein, except that **Exhibit A** is applicable to the extent that it states the scope of services for the labor and materials to be provided under this Agreement.

SECTION 20. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the Parties.

SECTION 21. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the Parties, the Parties have complied with all the requirements of law, and the Parties have full power and authority to comply with the terms and provisions of this Agreement.

SECTION 22. NOTICES. All notices, requests, consents and other communications under this Agreement ("**Notice**" or "**Notices**") shall be in writing and shall be hand delivered, mailed by First Class Mail, postage prepaid, or sent by overnight delivery service, to the Parties, as follows:

A. If to District: Bannan Lakes Community Development
District
475 West Town Place, Suite 114
St. Augustine, Florida 32092
Attn: District Manager

With a copy to: Hopping Green & Sams, P.A.
119 S. Monroe Street, Suite 300
Tallahassee, Florida 32301
Attn: District Counsel

B. If to the Contractor:

Riverside Management Services, Inc.
 9655 Florida Mining Blvd.
 Building 300, Suite 305
 Jacksonville, Florida 32257
 Attn: _____

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notices on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the Parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the Parties and addressees set forth in this Agreement.

SECTION 23. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the Parties hereto and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the Parties hereto any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the Parties hereto and their respective representatives, successors, and assigns.

SECTION 24. CONTROLLING LAW AND VENUE. This Agreement and the provisions contained in this Agreement shall be construed, interpreted, and controlled according to the laws of the State of Florida. All actions and disputes shall be brought in the proper court and venue, which shall be St. Johns County, Florida.

SECTION 25. COMPLIANCE WITH PUBLIC RECORDS LAWS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, *Florida Statutes*. Contractor acknowledges that the designated public records custodian for the District is its District Manager ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as

authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (904) 940-5850 OR 475 WEST TOWN PLACE, SUITE 114, ST. AUGUSTINE, FLORIDA 32092.

SECTION 26. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 27. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the Parties as an arm's length transaction. The Parties participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the Parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.

SECTION 28. COUNTERPARTS. This instrument may be executed in any number of counterparts, each of which, when executed and delivered, shall constitute an original, and such counterparts together shall constitute one and the same instrument. Signature and acknowledgment pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Parties hereto have signed and sealed this Agreement on the day and year first written above.

Attest:

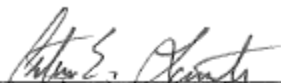
**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**



Secretary/Assistant Secretary
Board of Supervisors

Print Name: JAMES Oliver

By:



Its:

Arthur E. Lancaster
Chairman

Board of Supervisors

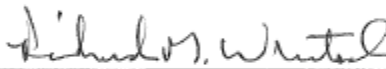
**RIVERSIDE MANAGEMENT SERVICES,
INC.**



Witness

Samuel T. Channing
Print Name of Witness

By:



Print:

Richard M. Whetsel

Its:

President / Managing Partner

Exhibit A: Proposal

Exhibit A

Riverside Management Services, Inc.9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, FL 32257

WORK AUTHORIZATION
FOR
BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
FIELD OPERATIONS MANAGEMENT SERVICES

Riverside Management Services, Inc. shall provide Field Operations Management Services for Bannan Lakes Community Development District. These services include contract administration, field related inspections, and oversight of the following items.

- Landscape Maintenance
- Lake Maintenance
- Utility Accounts
- Field Operations Budget
- Weekly Site Inspections
- Meeting with contractor's / service providers
- Attend District Board of Supervisors meetings
- Provide an Operations Memorandum outlining all field related activity
- Prepare maintenance plan for future District infrastructure
- Prepare Emergency Action Plan for hurricanes and significant weather events.
- Receive / Respond to resident emails and phone calls pertaining to District related issues.
- Capital / Project Management pricing and proposals can be provided based upon each individual project.

	<u>Monthly Amount</u>
Field Operations Management	\$1,250.00

Additional Services:

Amenity Management / Staffing Services	TBD
General Maintenance Personnel (per hour + any materials)	\$35.00

General Provisions:

Reasonable reimbursement for the expense of copies, office supplies, mileage, etc.

_____ Chairman, Bannan Lakes CDD	_____ Date
_____ Riverside Management Services, Inc.	_____ Date

**FIRST AMENDMENT TO THE AGREEMENT BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT
SERVICES, INC. FOR FIELD OPERATIONS AND AMENITY FACILITY
MANAGEMENT SERVICES**

This First Amendment ("First Amendment") is made and entered into this ____ day of May, 2019, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("District"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 ("Contractor," together with District, "Parties").

RECITALS

WHEREAS, on April 19, 2017, the District and the Contractor entered into an agreement for field operations management services (the "Services Agreement") attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 20 of the Services Agreement, the parties desire to amend the Services Agreement to provide for additional service areas; and

WHEREAS, each of the parties hereto has the authority to execute this First Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this First Amendment so that this First Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this First Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement, as well as the title thereof, is hereby amended to reflect the updated scope of services pursuant to Contractor's proposal which includes additional services for recreation facility management,

which proposal is attached hereto as Exhibit B.

- B. Compensation for the services shall be amended in accordance with Exhibit B. Such payment shall be due and payable in accordance with the terms of the Services Agreement. To the extent that any terms or conditions found in Exhibit B conflict with the terms of the Services Agreement or this Amendment, the Services Agreement and this Amendment control and shall prevail.

SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this First Amendment to the Services Agreement on the day and year first written above.

ATTEST:



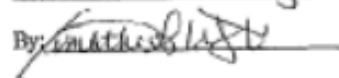
Secretary/Assistant Secretary

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**


Chairperson, Board of Supervisors

RIVERSIDE MANAGEMENT SERVICES, INC

Timothy A. Wright

By: 

By: Timothy A. Wright

Its: President

Exhibit A: Services Agreement
Exhibit B: Proposal

Exhibit B**RIVERSIDE MANAGEMENT SERVICES, INC.****9655 Florida Mining Boulevard West – Building 300 – Suite 305 – Jacksonville, Florida - 32257**

January 18, 2019

Jim Oliver
 Bannon Lakes Community Development District
 475 West Town Place, Suite 114
 World Golf Village
 St. Augustine, Florida 32092

Re: Part-Time Amenity Management/Staff, Field Operations Management,
 Pool Maintenance, and Janitorial Services

Dear Jim:

Please consider this proposal for Riverside Management Services, Inc. to provide the following services for the Bannon Lakes Community Development District. A description of the proposed increases are listed below.

<u>Services</u>	<u>Proposed Fee FY 2019</u>	<u>FY 2019 Budget</u>	<u>FY 2018 Fees</u>
Amenity Staff – 24 hours per week	\$31,200	\$30,900	\$0
Actual fee will be based upon start date			
Field Operations Management	\$19,158	\$22,000	\$18,600
Previously revised – 3% for Cost of Living			
Janitorial Service (1 time per week)	\$7,000	\$7,000	\$6,480
Cost of Living and more labor intensive			
Pool Maintenance	\$10,926	\$8,800	\$8,196

Proposed increase is for an additional day of service per week year-round.

Current schedule: One (1) day per week in Winter / Two (2) days per week in Summer

Increase service: Two (2) days per week in Winter / Three (3) days per week in Summer

Should you have any questions or comments, please feel free to give me a call.

Sincerely,
 Rich Whetsel

**SECOND AMENDMENT TO THE AGREEMENT BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT
SERVICES, INC. FOR FIELD OPERATIONS AND AMENITY FACILITY
MANAGEMENT SERVICES**

This Second Amendment ("Second Amendment") is made and entered into this 29th day of July, 2020, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("District"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 ("Contractor," together with District, "Parties").

RECITALS

WHEREAS, on April 19, 2017, the District and the Contractor entered into an agreement for field operations management services (the "Original Agreement"), which was subsequently amended (the "First Amendment," together with the Original Agreement, the "Services Agreement") attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 20 of the Original Agreement, the parties desire to amend the Services Agreement in accordance with Section 2 below; and

WHEREAS, each of the parties hereto has the authority to execute this Second Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Second Amendment so that this Second Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this Second Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement is hereby renewed in accordance with Contractor's proposal attached hereto as **Exhibit B**. Provided, however,

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because such services are being provided by Contractor under a separate agreement, Amenity Staff services under the First Amendment are hereby removed from the Services Agreement effective September 30, 2019. To the extent that any terms or conditions found in the First Amendment and/or **Exhibit B** conflict with the terms of the Services Agreement or this Second Amendment, the Services Agreement and this Second Amendment control and shall prevail.

SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this Second Amendment to the Services Agreement on the day and year first written above.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

DocuSigned by:
James Oliver
D1B92E5E7410818...
Secretary/Assistant Secretary

DocuSigned by:
Art Lancaster
E81E4E820C54FA...
Chairperson, Board of Supervisors

**RIVERSIDE MANAGEMENT SERVICES,
INC.**

By: _____

DocuSigned by:
Rich Whetsel
By: B303B62668D148F...

Its: _____

- Exhibit A: Services Agreement and First Amendment
- Exhibit B: Renewal Proposal

Exhibit B to Second Amendment**RIVERSIDE MANAGEMENT SERVICES, INC.**9655 Florida Mining Boulevard West – Building 300 – Suite 305 – Jacksonville, Florida - 32257

June 19, 2020

Jim Oliver
 Bannan Lakes Community Development District
 475 West Town Place, Suite 114
 World Golf Village
 St. Augustine, Florida 32092

Re: Amenity Manager, Field Operations Management, Pool Maintenance and Janitorial Services

Dear Jim:

Please consider this proposal for Riverside Management Services, Inc. to continue providing the following services for the Bannan Lakes Community Development District.

<u>Services</u>	<u>Proposed Fee FY 2021</u>	<u>FY2020 Actual Fee</u>
Amenity Manager	\$60,000	\$60,000
Field Operations Management	\$19,158	\$19,158
Janitorial Service	\$7,000	\$7,000
Pool Maintenance	\$10,926	\$10,926

The proposed fees will remain static for all services listed above.
 Should you have any questions or comments, please feel free to give me a call.

Sincerely,

Rich Whetsel
 President

Exhibit B to Third Amendment**RIVERSIDE MANAGEMENT SERVICES, INC.**9655 Florida Mining Boulevard West – Building 300 – Suite 305 – Jacksonville, Florida - 32257

April 23, 2021

Jim Oliver
 Bannan Lakes Community Development District
 475 West Town Place, Suite 114
 World Golf Village
 St. Augustine, Florida 32092

Re: Amenity Manager, Field Operations Management, Pool Maintenance and Janitorial Services

Dear Jim:

Please consider this proposal for Riverside Management Services, Inc. to continue providing the following services for the Bannan Lakes Community Development District.

<u>Services</u>	<u>FY2021 Actual Fee</u>	<u>Proposed Fee FY 2022</u>
Amenity Manager	\$60,000	\$61,880
Field Operations Management	\$19,158	\$20,116
Janitorial Service	\$7,000	\$7,000
Pool Maintenance	\$10,926	\$10,926

The proposed fees will remain static for Pool Service and Janitorial Service, but we are asking for a cost of living increase for the Amenity Manager and Operations Manager. The ownership and management at Riverside Management Services, Inc. would like to thank the Board of Supervisors in advance for your consideration of our request to help offset the continued rise in cost to operate in these unprecedented times. Should you have any questions or comments, please feel free to give me a call.

Sincerely,

Richard M. Whetsel

Rich Whetsel
 President

B.

**SECOND AMENDMENT TO THE AGREEMENT BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT
SERVICES, INC. FOR AMENITY MANAGEMENT SERVICES**

This Second Amendment ("Second Amendment") is made and entered into this ____ day of June, 2021, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("District"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 ("Contractor," together with District, "Parties").

RECITALS

WHEREAS, the District and the Contractor previously entered into an agreement for amenity management services (the "Original Agreement"), which was subsequently amended (the "First Amendment," together with the Original Agreement, the "Services Agreement") attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 20 of the Services Agreement, the parties desire to amend the Services Agreement to provide for additional service areas; and

WHEREAS, each of the parties hereto has the authority to execute this Second Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Second Amendment so that this Second Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this Second Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement is hereby renewed in accordance with Contractor's proposal attached hereto as **Exhibit B**. To the extent that any terms or conditions found in the First Amendment and/or **Exhibit B**

conflict with the terms of the Services Agreement or Second Amendment, the Services Agreement and this Second Amendment control and shall prevail.

SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this Second Amendment to the Services Agreement on the day and year first written above.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

DocuSigned by:

D1BA5E5E7410418...
Secretary/Assistant Secretary

DocuSigned by:

EB1E4E8295654FA...
Chairperson, Board of Supervisors

**RIVERSIDE MANAGEMENT SERVICES,
INC.**

Timothea wright

By: Timothea wright


DocuSigned by:

BD93B52658D14BF...
By: _____
Its: President

Exhibit A: Services Agreement and First Amendment
Exhibit B: Renewal Proposal

Exhibit A

**AGREEMENT BETWEEN BANNON LAKES COMMUNITY DEVELOPMENT
DISTRICT AND RIVERSIDE MANAGEMENT SERVICES, INC. FOR AMENITY
MANAGEMENT SERVICES
[FISCAL YEAR 2019-2020]**

This Agreement ("Agreement") is made and entered into this ____ day of September, 2019 by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, and whose mailing address is 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092 ("District"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Boulevard, Building 300, Suite 305, Jacksonville, Florida 32257 ("Contractor", together with District, "Parties").

RECITALS

WHEREAS, the District is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, *Florida Statutes* ("Act"), by ordinance adopted by St. Johns County, Florida; and

WHEREAS, the District was established for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure; and

WHEREAS, the District owns, operates and maintains a certain pool and amenity center ("Facilities"); and

WHEREAS, the District desires to enter into an agreement with an independent contractor to provide amenity management services for the Facilities; and

WHEREAS, Contractor submitted a proposal and represents that it is qualified to provide amenity management services and has agreed to provide to the District those services identified in **Exhibit A**, attached hereto and incorporated by reference herein ("Services"); and

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree as follows:

SECTION 1. INCORPORATION OF RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The District desires that the Contractor provide professional amenity management services within presently accepted standards. Upon all Parties signing this Agreement, the Contractor shall provide the District with the Services identified in **Exhibit A**.

B. While providing the Services, the Contractor shall assign such staff as may be required, and such staff shall be responsible for coordinating, expediting, and controlling all aspects to assure completion of the Services.

C. The Contractor shall provide the Services as shown in **Section 3** of this Agreement. Contractor shall solely be responsible for the means, manner and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District.

D. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, and regulations.

SECTION 3. SCOPE OF AMENITY MANAGEMENT SERVICES. The Contractor will provide amenity management services for the Facilities. The duties, obligations, and responsibilities of Contractor are to provide the material, tools, skill and labor necessary for the Services attached as **Exhibit A**. To the extent any of the provisions of this Agreement are in conflict with the provisions of **Exhibit A**, this Agreement controls.

SECTION 4. MANNER OF CONTRACTOR'S PERFORMANCE. The Contractor agrees, as an independent contractor, to undertake work and/or perform such services as specified in this Agreement or any addendum executed by the Parties or in any authorized written work order by the District issued in connection with this Agreement and accepted by the Contractor. All work shall be performed in a neat and professional manner reasonably acceptable to the District and shall be in accordance with industry standards. The performance of the Services by the Contractor under this Agreement and related to this Agreement shall conform to any written instructions issued by the District.

A. Should any work and/or services be required which are not specified in this Agreement or any addenda, but which are nevertheless necessary for the proper provision of services to the District, such work or services shall be fully performed by the Contractor as if described and delineated in this Agreement.

B. The Contractor agrees that the District shall not be liable for the payment of any work or services not included in **Section 3** unless the District, through an authorized representative of the District, authorizes the Contractor, in writing, to perform such work.

C. The District shall designate in writing a person to act as the District's representative with respect to the services to be performed under this Agreement. The District's representative shall have complete authority to transmit instructions, receive information, interpret

and define the District's policies and decisions with respect to materials, equipment, elements, and systems pertinent to the Contractor's services.

- (1) The District hereby designates the District Manager to act as its representative.
- (2) Upon request by the District Manager, the Contractor agrees to meet with the District's representative to walk the property to discuss conditions, schedules, and items of concern regarding this Agreement.

D. Contractor shall use all due care to protect the property of the District, its residents, and landowners from damage. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours.

SECTION 5. COMPENSATION; TERM.

A. As compensation for the Services described in this Agreement, the District agrees to pay the Contractor Sixty Thousand Dollars (\$60,000.00) for amenity management services. The term of this Agreement shall be from the date first written above through September 30, 2020 unless terminated earlier by either party in accordance with the provisions of this Agreement.

B. If the District should desire additional work or services, or to add additional areas to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the Parties shall agree in writing to an, addendum, addenda, or change order to this Agreement. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the Parties and agreed to in writing.

C. The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, materialmen, suppliers or laborers be paid and require evidence, in the form of Lien Releases or partial Waivers of Lien, to be submitted to the District by those subcontractors, material men, suppliers or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

D. The Contractor shall maintain records conforming to usual accounting practices. As soon as may be practicable at the beginning of each month, the Contractor shall invoice the District for all services performed in the prior month and any other sums due to the

Contractor. The District shall pay the invoice amount within thirty (30) days after the invoice date. The Contractor may cease performing services under this Agreement if any payment due hereunder is not paid within thirty (30) days of the invoice date. Each monthly invoice will include such supporting information as the District may reasonably require the Contractor to provide.

SECTION 4. INSURANCE.

- A.** The Contractor shall maintain throughout the term of this Agreement the following insurance:
- (1) Worker's Compensation Insurance in accordance with the laws of the State of Florida.
 - (2) Commercial General Liability Insurance covering the Contractor's legal liability for bodily injuries, with limits of not less than \$1,000,000 combined single limit bodily injury and property damage liability, and covering at least the following hazards:
 - (i) Independent Contractors Coverage for bodily injury and property damage in connection with any subcontractors' operation.
 - (3) Employer's Liability Coverage with limits of at least \$1,000,000 (one million dollars) per accident or disease.
 - (4) Automobile Liability Insurance for bodily injuries in limits of not less than \$1,000,000 combined single limit bodily injury and for property damage, providing coverage for any accident arising out of or resulting from the operation, maintenance, or use by the Contractor of any owned, non-owned, or hired automobiles, trailers, or other equipment required to be licensed.
- B.** The District, its staff, consultants and supervisors shall be named as additional insured. The Contractor shall furnish the District with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida.
- C.** If the Contractor fails to have secured and maintained the required insurance, the District has the right but not the obligation to secure such required insurance in which event the Contractor shall pay the cost for that required insurance and shall furnish, upon demand, all information that may

be required in connection with the District's obtaining the required insurance.

SECTION 5. INDEMNIFICATION.

- A. Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.
- B. Contractor agrees to indemnify and hold harmless the District and its officers, agents and employees from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the work to be performed by Contractor, including litigation or any appellate proceedings with respect thereto. Contractor further agrees that nothing herein shall constitute or be construed as a waiver of the District's limitations on liability contained in Section 768.28, *Florida Statutes*, or other statute.
- C. In no event, however, shall Contractor be liable for incidental, special, punitive or exemplary damages in connection with this Agreement, even if notice was given of the possibility of such damages and even if such damages were reasonably foreseeable.

SECTION 9. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of the District's sovereign immunity or the District's limits of liability as set forth in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under such limitations of liability or by operation of law.

SECTION 6. COMPLIANCE WITH GOVERNMENTAL REGULATION. The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances. If the Contractor fails to notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or materialmen, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within five (5) days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective upon the giving of notice of termination.

SECTION 7. LIENS AND CLAIMS. The Contractor shall promptly and properly pay for all labor employed, materials purchased, and equipment hired by it to perform under this Agreement. The Contractor shall keep the District's property free from any materialmen's or mechanic's liens and claims or notices in respect to such liens and claims, which arise by reason of the Contractor's performance under this Agreement, and the Contractor shall immediately discharge any such claim or lien. In the event that the Contractor does not pay or satisfy such claim or lien within three (3) business days after the filing of notice thereof, the District, in addition to any and all other remedies available under this Agreement, may terminate this Agreement to be effective immediately upon the giving of notice of termination.

SECTION 8. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of damages, injunctive relief, and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 9. CUSTOM AND USAGE. It is hereby agreed, any law, custom, or usage to the contrary notwithstanding, that the District shall have the right at all times to enforce the conditions and agreements contained in this Agreement in strict accordance with the terms of this Agreement, notwithstanding any conduct or custom on the part of the District in refraining from so doing; and further, that the failure of the District at any time or times to strictly enforce its rights under this Agreement shall not be construed as having created a custom in any way or manner contrary to the specific conditions and agreements of this Agreement, or as having in any way modified or waived the same.

SECTION 10. SUCCESSORS. This Agreement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors, and assigns of the Parties to this Agreement, except as expressly limited in this Agreement.

SECTION 11. TERMINATION. The District agrees that the Contractor may terminate this Agreement with cause by providing thirty (30) days' written notice of termination to the District stating a failure of the District to perform according to the terms of this Agreement; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days' written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all work and/or services rendered up until the effective termination of this Agreement, subject to whatever claims or off-sets the District may have against the Contractor.

SECTION 12. PERMITS AND LICENSES. All permits and licenses required by any governmental agency directly for the District shall be obtained and paid for by the District. All other permits or licenses necessary for the Contractor to perform under this Agreement shall be obtained and paid for by the Contractor.

SECTION 13. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement without the prior written approval of the other. Any purported assignment without such approval shall be void.

SECTION 14. INDEPENDENT CONTRACTOR STATUS. In all matters relating to this Agreement, the Contractor shall be acting as an independent contractor. Neither the Contractor nor employees of the Contractor, if there are any, are employees of the District under the meaning or application of any Federal or State Unemployment or Insurance Laws or Old Age Laws or otherwise. The Contractor agrees to assume all liabilities or obligations imposed by any one or more of such laws with respect to employees of the Contractor, if there are any, in the performance of this Agreement. The Contractor shall not have any authority to assume or create any obligation, express or implied, on behalf of the District and the Contractor shall have no authority to represent the District as an agent, employee, or in any other capacity, unless otherwise set forth in this Agreement.

SECTION 15. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 16. ENFORCEMENT OF AGREEMENT. A default by either Party under this Agreement shall entitle the other Party to all remedies available at law or in equity. In the event that either the District or the Contractor is required to enforce this Agreement by court proceedings or otherwise, then the prevailing Party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 17. AGREEMENT. This instrument shall constitute the final and complete expression of this Agreement between the Parties relating to the subject matter of this Agreement.

SECTION 18. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the Parties.

SECTION 19. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the Parties, the Parties have complied with all the requirements of law, and the Parties have full power and authority to comply with the terms and provisions of this Agreement.

SECTION 20. NOTICES. All notices, requests, consents and other communications under this Agreement ("Notice" or "Notices") shall be in writing and shall be hand delivered, mailed by First Class Mail, postage prepaid, or sent by overnight delivery service, to the Parties, as follows:

A. If to District:	Bannon Lakes Community Development District
--------------------	--

475 West Town Place, Suite 114
World Golf Village
St. Augustine, Florida 32092
Attn: District Manager

With a copy to:

Hopping Green & Sams, P.A.
119 S. Monroe Street, Suite 300
Tallahassee, Florida 32301
Attn: District Counsel

B. If to the Contractor:

Riverside Management Services, Inc.
9655 Florida Mining Boulevard
Building 300, Suite 305
Jacksonville, Florida 32257
Attn: _____

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notices on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the Parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the Parties and addressees set forth in this Agreement.

SECTION 21. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the Parties hereto and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the Parties hereto any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the Parties hereto and their respective representatives, successors, and assigns.

SECTION 22. CONTROLLING LAW AND VENUE. This Agreement and the provisions contained in this Agreement shall be construed, interpreted, and controlled according to the laws of the State of Florida. All actions and disputes shall be brought in the proper court and venue, which shall be St. Johns County, Florida.

SECTION 23. COMPLIANCE WITH PUBLIC RECORDS LAWS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable

provisions of Florida law in handling such records, including but not limited to Section 119.0701, *Florida Statutes*. Contractor acknowledges that the designated public records custodian for the District is **Jim Oliver** ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (904) 940-5850, JOLIVER@GMSNF.COM, 475 WEST TOWN PLACE, SUITE 114, ST. AUGUSTINE, FLORIDA 32092.

SECTION 24. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 25. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the Parties as an arm's length transaction. The Parties participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the Parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.

SECTION 26. COUNTERPARTS. This instrument may be executed in any number of counterparts, each of which, when executed and delivered, shall constitute an original, and such counterparts together shall constitute one and the same instrument. Signature and acknowledgment pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Parties hereto have signed and sealed this Agreement on the day and year first written above.

Attest:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary
Board of Supervisors

By: Art Larsson
Its: Chairman
Board of Supervisors

Print Name: _____

**RIVERSIDE MANAGEMENT SERVICES,
INC.**

Witness

By: Richard M. Whetsel
Print: Richard M. Whetsel
Its: President

Timothea A. Wright
Print Name of Witness

EXHIBIT A

Riverside Management Services, Inc.

9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, FL 32257

**WORK AUTHORIZATION FOR
BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020
FULL-TIME AMENITY MANAGER**

Amenity Manager:

Riverside Management Services, Inc. shall provide Full-Time Amenity Manager for the Bannon Lakes Community Development District. These services include overseeing all amenity facilities, interacting with residents, prospective residents and their guests, social event execution, and promoting clubs and marketing. RMS has the ability to create a unique schedule to accommodate the needs of each community, which will include the following:

- The Amenity Manager is the liaison for the Community Development District Board of Supervisors and will attend all District Meetings.
 - Will prepare a monthly Manager's Report detailing all activity such as all social events, clubs, upcoming events, residents' concerns, information regarding completed and planned maintenance projects, etc.
 - Primary area of responsibilities will be management of District owned amenities and recreational facilities, to include the planning and execution of social events, programming of resident services, camps, and facility rentals
 - Respond to all resident questions and concerns regarding the District in a timely and professional manner.
 - Maintain a professional relationship with all residents, welcoming and educating new homeowners, issuing access cards and maintaining data base, updating resident information, supervising staff members, monitoring facility usage and rentals.
 - Responsible for updating and maintaining District communications platforms, to include the community website, marquee board, E-blasts and monthly newsletter.
 - Coordinate with Operations Manager to ensure all District contracts such as pool maintenance, landscape, janitorial, security, pest control, etc. are in compliance with contract specifications
 - Inspect Amenity Center and common areas for lighting, debris removal, pest control, signage and fencing necessary maintenance. Inspections include recommendations to improve safety and minimize potential hazards in order to prevent accidents from occurring
 - Coordinate with maintenance staff and the Operations Manager regarding current and upcoming projects based upon inspection reports.
 - Inventory cleaning products, paper products, office and first aid supplies.
 - Coordinate, organize, and promote all social events and activities throughout the year; Administer rental program of District Facilities for private parties, social events and clubs.
 - Educate staff members, security guards, residents, prospective residents and public on District policies and procedures.
 - Prepare report for recommendations regarding modifications/updates to the policies and procedures as needed.
 - Interactions regarding budgeting, maintenance recommendations, social event recommendations, coordination and communication with the Board of Supervisors and others.
 - Process any insurance claims and related repair work.
 - Provide recommendations for annual budget, marketing social events, promoting community clubs, etc.
 - Interface with vendors for repairs, billing, payments, and approve certain invoices.
-

General Provisions:

- RMS shall provide, at no charge to the District, company uniforms to all personnel providing these services.
- Reasonable reimbursement for the expense of copies, office supplies, etc.
- District to provide computer, printer and/or any other office related supplies
- Additional staffing, organizing, purchasing, planning, set up and cleaning for special events and facility rentals shall be invoiced at \$25.00 per hour
- All RMS employees are subject to a background check, drug screening and physical.

Pricing:

	<u>Monthly Amount</u>	<u>FY2020 Amount</u>
Full-Time Amenity Manager	\$5,000	\$60,000

The pricing above includes social security and medicare taxes, federal and state unemployment tax, worker's compensation insurance, paid vacation, paid sick leave, employee prescreening (drug, physical and background check), payroll processing, administrative costs and health insurance single standard for full-time employees.

 9/30/19
Chairman, Bannock Lakes CDD Date

 9/30/19
Riverside Management Services, Inc. Date

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**FIRST AMENDMENT TO THE AGREEMENT BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND RIVERSIDE MANAGEMENT
SERVICES, INC. FOR AMENITY MANAGEMENT SERVICES**

This First Amendment ("First Amendment") is made and entered into this 29th day of July, 2020, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("District"); and

Riverside Management Services, Inc., a Florida corporation, with a mailing address of 9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257 ("Contractor," together with District, "Parties").

RECITALS

WHEREAS, the District and the Contractor previously entered into an agreement for amenity management services (the "Services Agreement") attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 20 of the Services Agreement, the parties desire to amend the Services Agreement to provide for additional service areas; and

WHEREAS, each of the parties hereto has the authority to execute this First Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this First Amendment so that this First Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this First Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement is hereby renewed in accordance with Contractor's proposal attached hereto as **Exhibit B**. To the extent that any terms or conditions found in **Exhibit B** conflict with the terms of the Services Agreement or this Amendment, the Services Agreement and this Amendment control and shall prevail.

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SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this First Amendment to the Services Agreement on the day and year first written above.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

DocuSigned by:
James Oliver
D18A9E9E7A7041E
Secretary/Assistant Secretary

DocuSigned by:
Art Lancaster
E31E4E8295054FA
Chairperson, Board of Supervisors

**RIVERSIDE MANAGEMENT
SERVICES, INC.**

By: _____
By: _____

DocuSigned by:
Rich Whetzel
D089B52658D140F
By: _____
Its: _____

Exhibit A: Services Agreement
Exhibit B: Renewal Proposal

Exhibit B to First Amendment**RIVERSIDE MANAGEMENT SERVICES, INC.**9655 Florida Mining Boulevard West – Building 300 – Suite 305 – Jacksonville, Florida - 32257

June 19, 2020

Jim Oliver
 Bannan Lakes Community Development District
 475 West Town Place, Suite 114
 World Golf Village
 St. Augustine, Florida 32092

Re: Amenity Manager, Field Operations Management, Pool Maintenance and Janitorial Services

Dear Jim:

Please consider this proposal for Riverside Management Services, Inc. to continue providing the following services for the Bannan Lakes Community Development District.

<u>Services</u>	<u>Proposed Fee FY 2021</u>	<u>FY2020 Actual Fee</u>
Amenity Manager	\$60,000	\$60,000
Field Operations Management	\$19,158	\$19,158
Janitorial Service	\$7,000	\$7,000
Pool Maintenance	\$10,926	\$10,926

The proposed fees will remain static for all services listed above.
 Should you have any questions or comments, please feel free to give me a call.

Sincerely,

Rich Whetsel
 President

Exhibit B to Second Amendment**RIVERSIDE MANAGEMENT SERVICES, INC.**9655 Florida Mining Boulevard West – Building 300 – Suite 305 – Jacksonville, Florida - 32257

April 23, 2021

Jim Oliver
 Bannan Lakes Community Development District
 475 West Town Place, Suite 114
 World Golf Village
 St. Augustine, Florida 32092

Re: Amenity Manager, Field Operations Management, Pool Maintenance and Janitorial Services

Dear Jim:

Please consider this proposal for Riverside Management Services, Inc. to continue providing the following services for the Bannan Lakes Community Development District.

<u>Services</u>	<u>FY2021 Actual Fee</u>	<u>Proposed Fee FY 2022</u>
Amenity Manager	\$60,000	\$61,800
Field Operations Management	\$19,158	\$20,116
Janitorial Service	\$7,000	\$7,800
Pool Maintenance	\$10,926	\$10,926

The proposed fees will remain static for Pool Service and Janitorial Service, but we are asking for a cost of living increase for the Amenity Manager and Operations Manager. The ownership and management at Riverside Management Services, Inc. would like to thank the Board of Supervisors in advance for your consideration of our request to help offset the continued rise in cost to operate in these unprecedented times. Should you have any questions or comments, please feel free to give me a call.

Sincerely,

Richard M. Whetsel

Rich Whetsel
 President

EIGHTH ORDER OF BUSINESS

**SECOND AMENDMENT TO THE AGREEMENT FOR LANDSCAPE AND
IRRIGATION MAINTENANCE SERVICES BETWEEN BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT AND LANDCARE GROUP, INC.**

This Second Amendment (“Second Amendment”) is effective this 1st day of August, 2021, by and between:

Bannon Lakes Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, being situated in St. Johns County, Florida, with an address of 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (“District”); and

Landcare Group, Inc., a Florida corporation whose address is 35 Enterprise Drive, Bunnell, Florida 32210 (the “Contractor” and, together with the District, the “Parties”).

RECITALS

WHEREAS, the District and the Contractor previously entered into an agreement for landscape and irrigation maintenance services dated August 1, 2019 (the “Original Agreement”), as amended on August 1, 2020 (the “First Amendment,” together with the Original Agreement, the “Services Agreement”) attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 21 of the Original Agreement, the parties desire to amend the Services Agreement; and

WHEREAS, each of the parties hereto has the authority to execute this Second Amendment and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Second Amendment so that this Second Amendment constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the District and the Contractor agree as follows:

SECTION 1. The Services Agreement is hereby affirmed and the parties hereto agree that it continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this Second Amendment, nothing herein shall modify the rights and obligations of the parties under the Services Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, indemnification and sovereign immunity provisions, remain in full effect and fully enforceable.

SECTION 2. The Services Agreement is hereby amended as follows:

- A. The Services Agreement is hereby renewed in accordance with Contractor’s proposal dated May 24, 2021, and attached hereto as **Exhibit B**.
- B. To the extent that any terms or conditions found in the First

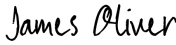
Amendment and/or **Exhibit B** conflict with the terms of the Services Agreement or this Second Amendment, the Services Agreement and this Second Amendment control and shall prevail.


SECTION 3. All other terms of the Services Agreement shall remain in full force and effect and are hereby ratified.

IN WITNESS WHEREOF, the parties hereto have signed this Second Amendment to the Services Agreement on the day and year first written above.

ATTEST:

**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**


DocuSigned by:

D1B45E5E7410418...
Secretary/Assistant Secretary

DocuSigned by:

EB1E4E8295654FA...
Chairperson, Board of Supervisors

LANDCARE GROUP, INC.

Amanda King

By: Amanda King

DocuSigned by:

By: 56CC04C1782E4A6...

Its: Project Development Manager

Exhibit A: Services Agreement and First Amendment
Exhibit B: Renewal Proposal

Exhibit A
Services Agreement and First Amendment

**Exhibit B to Second Amendment
Renewal Proposal**



Irrigation • Landscape • Maintenance

Landscape Maintenance Service Agreement

For:



BANNON LAKES CDD

475 W. TOWN PLACE, SUITE 114

ST. AUGUSTINE, FL 32092

5/24/2021

Prepared By:

DAVE JACKSON

PROJECT DEVELOPMENT MANAGER

MAIN OFFICE: (386) 586-3321

FAX: (386) 586-3330

35 ENTERPRISE DR.

BUNNELL, FL. 32110

DAVE@LANDCAREGRP.COM

WWW.LANDCAREGRP.COM



35 Enterprise Dr. Bunnell, Florida 32110 • Main Office: (386) 586-3321 • Fax: (386) 586-3330 • www.landcaregrp.com

Landscape Maintenance Service Agreement

This Agreement, is entered into on August 1, 2021, by and between Landcare Group, Inc., hereafter referred to as "Contractor", and Bannon Lakes Community Development District, the owner or designated owner's representative, hereinafter referred to as "Owner".

The Contractor and Owner wish to enter into an agreement that defines the terms and conditions in which the Contractor will provide grounds maintenance, pest control, palm pruning, mulch installation and irrigation services as stated in "Practical Specifications for Contract Landscape Maintenance" (Attachment 'A') which is attached to this agreement.

Services: The Contractor agrees to perform landscape maintenance services for the Owners property, located at, Bannon Lakes CDD- Common Area, lakes, front median easement, Duran Drive bahia area, and Amenity Center at 435 Bannon Lakes Blvd. St. Augustine, FL 32092, hereinafter referred to as "Property", as put forth in the "Practical Specifications for Contract Landscape Maintenance", (Attachment 'A').

Terms of Contract: The Contractor shall render landscape maintenance services for the term of One (1) year(s) commencing on August 1, 2021 and shall end on July 31, 2022, unless terminated by either party by providing sixty (60) days written notice prior to the end of the current term.

Compensation: The Owner shall pay to the Contractor for services rendered, the sum of:

1. *Twelve thousand, six hundred forty-two dollars and fourteen cents (\$12,642.14) per month, or*
2. *One hundred fifty-one thousand, seven hundred five dollars and sixty-eight cents (\$151,705.68) per year.*

To be paid within thirty (30) days of the first of each month in which the work is to be performed. The Owner agrees to pay any and all expenses incurred by Contractor in the collection of due compensation.

Early Termination: In the event that the Contractor fails to provide services as described in (Attachment 'A'), the Owner may terminate this agreement by giving sixty (60) days written notice by email or facsimile transmission letter. Contractor may also terminate this agreement in the same manner, or immediately if Owner refuses or fails to pay Contractor according to the terms of this agreement.

Owner
Name: _____

Contractor
Name: Landcare Group, Inc., a Florida corporation

Signature: _____
Print
Name: _____

Signature: _____
Print Name: David Jackson

Title: _____

Title: Project Development Manager

Date: _____

Date: _____

Owner's Initials _____

Page 1 of 20



35 Enterprise Dr. Bunnell, Florida 32110 • Main Office: (386) 586-3321 • Fax: (386) 586-3330 • www.landcaregrp.com

Attachment 'A'
Practical Specifications for Contract Landscape Maintenance for:
Bannon Lakes CDD

The work for the exterior landscape maintenance is to include the furnishing of all labor, materials, equipment, accessories and services necessary or incidental to sustain all turf and plant materials in a healthy, vigorous growing condition, free from weeds, diseases, insects, and nutritional deficiencies as well as a completely operational irrigation system. All associated planted areas are to be kept in a continuous healthy, neat, clean and debris free condition for the entire life of the contract.

SCHEDULE "A" – GENERAL SERVICES

A. Turf Maintenance

Turf maintenance is defined as all mowing, edging, trimming and cleanup of lawn areas.

1. Mowing of Common Area

- a. Prior to mowing, remove and dispose of normal litter and debris from all landscape areas.
- b. St. Augustine turf shall be mowed weekly during the growing season from March 15th through October 15th and as needed during the non-growing season from October 15th through March 15th. Based on this schedule, it is estimated that the contractor will perform a minimum of 40 and a maximum of 42 mowing cycles per 12-month period in the performance of this contract. It is understood that the contractor may be required to periodically add or delete mowing cycles based on weather or other factors beyond their control
- c. Bahia turf shall be mowed weekly during the growing season from April 1st through October 1st and as needed during the non-growing season from October 1st through April 1st. Based on this schedule, it is estimated that the contractor will perform a minimum of 36 and a maximum of 40 mowing cycles per 12-month period in the performance of this contract. It is understood that the contractor may be required to periodically add or delete mowing cycles based on weather or other factors beyond their control

Owner's Initials _____

Page 2 of 20

- d. St. Augustine and Bahia turf shall be cut with rotary mowers to maintain a uniform height. Mowing blades shall be kept sufficiently sharp and properly adjusted to provide a cleanly cut grass blade. Mowing pattern shall be varied where feasible to prevent rutting and minimize compaction.
- e. Mowing height for St. Augustine and Bahia turf will be set at 3½" to 4".
- f. Zoysia turf shall be mowed based on 40 to 42 mowing cycles per 12-month period in the performance of this contract. It is understood that the contractor may be required to periodically add or delete mowing cycles based on weather or other factors.
- g. Zoysia turf shall be cut with a rotary mower to maintain a uniform height. Mowing blades shall be kept sufficiently sharp and properly adjusted to provide a cleanly cut grass blade. Mowing pattern shall be varied where feasible to prevent rutting and minimize compaction.
- h. Mowing height for Zoysia turf will be set at 2" to 3".
- i. Visible clippings that may be left following mowing operations shall be removed from the site each visit.
- j. Contractor will take special care to avoid allowing any clippings to be discharged or blown into stormwater ponds or drop inlets.
- k. Contractor will take special care to prevent damage to plant material as a result of the mowing operations. Any damage caused by contractor's mowing equipment may result in the replacement of damaged material at the contractor's cost. Replacement material will be of similar size to the material being replaced.

2. Edging

Sidewalks, curbs, concrete slabs and other paved surfaces will be edged in conjunction with mowing operations. Edging is defined as removal of unwanted turf from the above mentioned borders by use of a mechanical edger. String trimmers will not be used for this function. It is understood that edging of beds and hard surfaces will be skipped periodically to let the turf fill in and/or thicken the vertical edge.

3. String Trimming

- a. String Trimming shall be performed around road signs, guard posts, trees, shrubs, utility poles, and other obstacles where mowers cannot reach. Grass shall be trimmed to the same desired height as determined by the mowing operation. Trimming shall be completed with each mowing operation.
- b. Maintaining grass-free areas by use of chemicals may be the preferred method in certain applications.

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- c. Turf around the edge of all waterways shall be mowed or string trimmed to the natural water's edge during each mowing cycle. It is understood that every effort will be made to keep clippings out of water bodies, but inevitably some clippings will get in the water with prevailing wind. It is understood that the Owner is responsible for regular lake maintenance, including spraying the water line with aquatic herbicide where it meets the turf, and cleaning out culverts, inlets, and outlets.

4. Blowing

- a. When using forced air machinery to clean curbs, sidewalks and other paved surfaces, care must be taken to prevent blowing grass clippings into beds, stormwater ponds, inlets, onto vehicles or onto other hardscape surfaces.
- b. Contractor will be expected to blow off the tennis courts, pickleball courts, pool area and all entry points and other similar amenities.

5. Damage Prevention/Repair

Special care shall be taken to protect building foundations, light poles, sign posts and other hardscape elements from mowing, edging or string trimming equipment damage. Contractor will agree to have repairs made by specialized contractors or reimburse the association or homeowners within 30 days for any damage to property caused by their crew members or equipment. Mulch beds are recommended in areas where equipment may come in contact with the above stated items.

B. Detail

The detailing process will include trimming, pruning and shaping of all shrubbery, ornamental trees and groundcover, removal of tree suckers, structural pruning of select varieties of plant material and ornamental grasses as directed, as well as the defining of bed lines, tree saucers and the removal of all unwanted vegetation.

1. Pruning

- a. Prune trees, shrubs and groundcovers to encourage healthy growth and create a natural appearance. Prune to control the new plant growth, maintain the desired plant shape and remove dead, damaged, or diseased portions of the plant. Provide remedial attention and repair to plant material as appropriate to season or in response to incidental damage.
- b. Pruning of trees up to a height of 8 feet is included in the scope of the work. If pruning is required above the height of 8 feet contractor shall propose an extra service to management and acquire approval prior to performing the work. The branching height of trees shall be raised only for the following reasons:
 - Provide clearance for pedestrians, small vehicles, mowers and buildings.
 - Maintain clearance from shrubs in bed areas.
 - Improve visibility in parking lots and around entries.

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- c. Prune trees to remove weak branching patterns and provide corrective pruning for proper development. Cut back to branch collar without leaving stubs. Provide clean and flush cut with no tearing of the tree bark.
- d. Prune all shrubbery in accordance with the architectural intent as it relates to adjacent plantings and intended function.
- e. Prune to contain perimeter growth within intended bed areas. Established groundcover shall be maintained 4" to 6" away from adjacent hardscape and turf. Mature groundcover shall be maintained at a consistent, level height to provide a smooth and even appearance and separation from adjacent plant material.
- f. Shrubs are to be pruned to a height no greater than 24 inches above the ground in medians within 200 feet of an intersection, and on side roads that are within the driver's line of sight.
- g. Crape Myrtles are to be trimmed once per year in the winter months. Trimming should include removal of old blooms, sucker growth and any cross branching. Trimming should be done in such a way that cuts are no less than 12" away from previous year's cuts. "Hat Racking" will not be permitted unless directed otherwise by management.
- h. Pruning of all palms less than 12' CT in height will be included in the sectional rotation. Pruning consists of removal of all dead fronds, seed pods and any loose boots.

2. Edging

- a. Edging is defined as removal of unwanted vegetation along beds and tree saucers. Edges are to be perpendicular to the ground.
- b. Only mechanical edgers will be used for this function.
- c. Care will be taken to maintain bed edges as designed in either straight or curvilinear lines.

3. Weed Control

- a. Bed areas are to be sprayed after each detail service. Pre and post-emergent chemicals are acceptable means of control.
- b. Hardscape cracks and expansion joints are to be sprayed in conjunction with the detail cycle to control weeds.

C. General

1. Policing/Special Maintenance

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- a. Contractor will police the grounds on each service visit to remove trash, debris and fallen tree litter less than 2" in diameter. Contractor is not responsible for removal of excessive storm debris which would be performed with prior approval.
- b. Contractor will dedicate personnel and specialized equipment for the removal of seasonal leaf drop from all landscape and hardscape areas during the months of November through April.

2. Communication

- a. The Contractor will communicate with management for any landscape issues requiring immediate attention.
- b. Contractor agrees to take part in monthly inspections of the property to ensure their performance of this agreement meets the standards required herein and protects the overall well-being of the property's landscape. Contractor also agrees to complete any work that appears on punch lists resulting from inspections or reviews within three weeks of receiving them. Contractor will have their Account Manager participate on its behalf and have their Lawn and Ornamental and Irrigation Managers or Technicians available if needed.
- c. Contractor will be required to maintain an interactive web site or a customer service work order system (software) that will allow management to make direct contact for service requests and/or extra work. The web site also must be set up to alert property management when requests become delinquent.
- d. Contractor agrees to have a qualified individual available to inspect finished homes and sections of common area for the purpose of accepting them for maintenance services. The contractor will be asked to communicate via memorandum on their willingness to accept completed areas or state deficiencies that preclude acceptance.

3. Staffing

- a. The Contractor shall have a well-experienced Account Manager. This person should have extensive knowledge of horticultural practices, and be capable of properly supervising others. He/she and other supervisors should be in a certain type uniforms that distinguishes them from the crew. The Account Manager will communicate with the property's staff. In order to maintain continuity, the same Account Manager shall direct the scheduled maintenance operations throughout the year. Any anticipated changes in supervisory personnel shall be brought to the attention of management prior to any such change. This will assure the Consultant and Management that maintenance personnel remain familiar with the maintenance specifications, the site and any changing conditions.
- b. The crew members should be properly trained to carry out their assigned task, and should work in a safe professional manner. Each crew member should be in full uniform at all times to include all rain, cold weather gear and hats.
- c. Contractor is expected to staff the property with trained personnel experienced in commercial landscape maintenance. All personnel applying fertilizers, insecticides, herbicides and fungicides must be certified by the FL Department of Agriculture and Consumer Services. These individuals should be

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Best Management Practices Certified and hold a Limited Certification for Urban Landscape Commercial Fertilizer or a Certified Pest Control Operator or an employee with an ID card working under the supervision of a CPCO.

- d. Contractor agrees to screen all crew members for criminal background, advise Management and not employ persons for this Contract that have been convicted of or pled guilty to a felony crime. Also, Contractor agrees to follow all INS guidelines for hiring and to maintain an I-9 and other required documents on each employee.
- e. Contractor is expected to staff the property with adequately trained personnel. Holidays observed that do not require staffing include New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas Day. Normal working hours are from 7:00 AM until 7:00 PM. Saturdays will be made available for makeup work due to inclement weather from 8:00 AM until 5 PM.

SCHEDULE "B" – TURF CARE PROGRAM (ST. AUGUSTINE)

A. Application Schedule

<u>Month</u>	<u>Application</u>
January:	Late winter fertilization, broadleaf weed and disease control
March:	Spring granular fertilization, broadleaf weed control, insect and disease control
May:	Early summer liquid fertilization with Arena and weed control
July:	Insect and weed control
September:	Late summer fertilization, insect and disease control
November:	Fall fertilization and broadleaf weed/disease control

Note: Some applications will be combined for efficiency. Applications can be added or deleted based on soil samples, availability of products or inclement weather.

B. Application Requirements

1. Fertilization

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- a. Annual program will include a minimum of 5 lbs. of N/1000 square feet with a minimum of 30% slow release and a high Potassium blend in the fall fertilization to promote root development unless soil samples indicate the presence of sufficient Potassium.
- b. All fertilizers utilized under this program are to be custom blended with a balanced nutrient package. A complete minor and trace element package will be included with each application to ensure that all the requirements of grasses are met. If soil samples indicate a high pH, all fertilizers utilized will be Sulphur coated products.
- c. All hardscape surfaces are to be blown off immediately following a fertilizer application to prevent staining.
- d. The irrigation system will be fully operational prior to any fertilizer application.
- e. Soils shall be tested at a reliable testing facility twice per year to monitor for pH and chemical make up. The results will be provided to management along with the contractor's recommendation as to any changes in the turf care program based on these results.

2. Insect/Disease Control

- a. The reduction of irrigation water during the winter season will dramatically reduce the potential for fungus/disease problems. Contractor will be responsible to manage settings of irrigation timers.
- b. Supplemental Insecticide applications will be provided in addition to the normal preventive program as needed to provide control.

3. Weed Control

- a. Weed control will be limited to the broadleaf variety under this program.
- b. Contractor shall alert management of outbreaks of Sedge, invasive Bermuda, or Crabgrass.

4. Warranty

If the grass covered under this turf care program dies due to insect infestation, disease or improper fertilizer application, the affected grass will be replaced at no charge. Contractor will not be held responsible for turf loss due to conditions beyond their control. This includes nematodes, diseases such as Take-All Root Rot and weeds such as Crabgrass which are untreatable with currently available chemicals, high traffic areas, drainage problems, or acts of God. In the event these conditions are pre-existing, the contractor is responsible to employ whatever cultural practices can be reasonably performed to extend the life of the affected material.

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SCHEDULE "B1" – TURF CARE PROGRAM (BAHIA)**A. Application Schedule**

<u>Month</u>	<u>Application</u>
March:	Complete liquid 18-0-8 N-P-K fertilizer and broadleaf weed control to include blanket pre-emergent herbicide application.
June:	Chelated Iron application and Mole Cricket control.
October:	Complete liquid 18-0-8 N-P-K fertilizer and broadleaf weed control to include blanket pre-emergent herbicide application.

Note: Some applications will be combined for efficiency. Applications can be added or deleted based on soil samples, availability of products or inclement weather.

B. Application Requirements**1. Fertilization**

- a. Annual program will include a minimum of 2 lbs of N/1000 square feet with a minimum of 30% slow release and a high Potassium blend in the October fertilization to promote root development unless soil samples indicate the presence of sufficient potassium.
- b. All fertilizers utilized under this program are to be custom blended with a balanced nutrient package. A complete minor and trace element package will be included with each application to ensure that all the requirements of grasses are met. If soil samples indicate a high pH, all fertilizers utilized will be Sulphur coated products.
- c. All hardscape surfaces are to be blown off immediately following a fertilizer application to prevent staining.
- d. The irrigation system will be fully operational prior to any fertilizer application.
- e. Soils shall be tested at a reliable testing facility twice per year to monitor for pH and chemical make up. The results will be provided to management along with the contractor's recommendation as to any changes in the turf care program based on these results.

2. Insect/Disease Control

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- a. The reduction of irrigation water during the winter season will dramatically reduce the potential for fungus/disease problems. Contractor will be responsible to manage settings of irrigation timers.
- b. Supplemental insecticide applications will be provided in addition to the normal preventive program as needed to provide control.

3. Weed Control

- a. Weed control will be limited to the broadleaf variety under this program.
- b. Contractor shall alert management of outbreaks of Sedge, invasive Bermuda, or Crabgrass.

4. Warranty

There is no warranty for Bahia turf.

SCHEDULE "B2" – TURF CARE PROGRAM (BERMUDA)

A. Application Schedule

<u>Month</u>	<u>Application</u>
January:	Disease & Insect Control
February:	Fertilization 18-0-8 Ammonium Sulfate Barricade/Potash 0-0-22
March:	Fertilization 13-3-13 w/ Ronstar or equivalent product.
April:	Sedge & Broadleaf Weed Control/Disease & Insect Control Core Aeration/Top Dressing w 20% Organic Peat 1/8"
May:	Fertilization 14-0-14, TopChoice Application
June:	Disease & Insect Control as Needed.

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August: Sedge & Broadleaf Weed Control/Disease & Insect Control

October: Fertilization 18-0-8, Core Aeration & Top Dressing w 20% Organic Peat 1/8"

November: Disease & Insect Control

December: Potash 0-0-62

Note: Some applications will be combined for efficiency. Applications can be added or deleted based on soil samples, availability of products or inclement weather.

B. Application Requirements

1. Fertilization

- a. All fertilizers utilized under this program are to be custom blended with a balanced nutrient package. A complete minor and trace element package will be included with each application to ensure that all the requirements of grasses are met. If soil samples indicate a high pH, all fertilizers utilized will be Sulphur coated products.
- b. All hardscape surfaces are to be blown off immediately following a fertilizer application to prevent staining.
- c. The irrigation system will be fully operational prior to any fertilizer application.
- d. Soils shall be tested at a reliable testing facility twice per year to monitor for pH and chemical make up. The results will be provided to management along with the contractor's recommendation as to any changes in the turf care program based on these results.

2. Insect/Disease Control

- a. The reduction of irrigation water during the winter season will dramatically reduce the potential for fungus/disease problems. Contractor will be responsible to manage settings of irrigation timers.
- b. Supplemental insecticide applications will be provided in addition to the normal preventive program as needed to provide control.

3. Weed Control

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Sedge control is included as a part of this program

4. Warranty

If the grass covered under this turf care program dies due to insect infestation, disease or improper fertilizer application, the affected grass will be replaced at no charge. Contractor will not be held responsible for turf loss due to conditions beyond their control. This includes nematodes, high traffic areas, drainage problems, or acts of God. In the event these conditions are pre-existing, the contractor is responsible to employ whatever cultural practices can be reasonably performed to extend the life of the affected material.

SCHEDULE "B3" – TURF CARE PROGRAM (ZOYSIA)

A. Application Schedule

<u>Month</u>	<u>Application</u>
January:	IPM spot treatment for weeds as necessary and inspect/treat fungal activity.
February:	Pre-emergent herbicide/spot treatment for weeds and fungal activity.
March	Fertilization (granular 20-0-10). Spot treat weeds and treat fungal and insect activity as necessary.
April:	Post emergent weed control, insect/disease control as necessary.
May:	Insect/weed/disease control as necessary. TopChoice at 2.0 lbs. per 1000 Sq. Ft.
June:	Insect/weed/disease control as necessary.
July	Liquid Iron Sulphate and Techmangan. Insect/weed/disease control as necessary.
August:	IPM-spot treat weeds as necessary, inspect/treat fungal activity.
September:	Fertilization with 14-0-40 or similar. Weed/insect/disease control as necessary.
October:	Post emergent weed control, insect/disease control as necessary.

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November: Blanket pre-emergent herbicide, w/Liquid Iron. Spot treat weeds and inspect/treat fungal activity.

December: Blanket Potash 0-0-62 application at 4 lbs. per 1,000 Sq. Ft., IPM-spot treat weeds as necessary, inspect/treat fungal activity.

Note: Some applications will be combined for efficiency. Applications can be added or deleted based on soil samples, availability of products or inclement weather.

B. Application Requirements

1. Fertilization

- a. All fertilizers utilized under this program are to be custom blended with a balanced nutrient package. A complete minor and trace element package will be included with each application to ensure that all the requirements of grasses are met. If soil samples indicate a high pH, all fertilizers utilized will be Sulphur coated products.
- a. All hardscape surfaces are to be blown off immediately following a fertilizer application to prevent staining.
- b. The irrigation system will be fully operational prior to any fertilizer application.
- c. Soils shall be tested at a reliable testing facility twice per year to monitor for pH and chemical make up. The results will be provided to management along with the contractor's recommendation as to any changes in the turf care program based on these results.

2. Insect/Disease Control

- a. The reduction of irrigation water during the winter season will dramatically reduce the potential for fungus/disease problems. Contractor will be responsible to manage settings of irrigation timers.
- b. Supplemental insecticide applications will be provided in addition to the normal preventive program as needed to provide control.
- c. TopChoice granular insecticide to be applied at 2.0 lbs. per 1000 sq. ft. for Mole Crickets once per year.

3. Weed Control

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- a. Weed control will **not** be limited to only the broadleaf variety under this program.
- b. Contractor shall alert management of outbreaks of Sedge, invasive Bermuda, or Crabgrass.

4. **Warranty**

If the grass covered under this turf care program dies due to insect infestation, disease or improper fertilizer application, the affected grass will be replaced at no charge. Contractor will not be held responsible for turf loss due to conditions beyond their control.

C. **Exclusions**

All work restricted specifically to the described areas as listed in our scope of work.

No under brushing or any natural vegetation is included unless otherwise specified. No vines or material will be pruned away from property lines, this is an additional service.

This does not include any brush trimming in center of canals/ponds or areas inaccessible to normal mowing conditions. Also excludes removal of large logs or anything two men cannot physically (within reason) pick up.

Any damage to screen enclosures not protected by landscape borders or kick plates.

Damage from dog urine, freezes, high winds, hail, hurricanes, tornado, floods, tsunami, lightning, fire, restrictions by governmental agencies, government, city, state or local watering restrictions, regulations or mandates, acts of God or any act of nature.

Pests, funguses, disease or anything imported to or created in the United States that has no immediate control such as, but not limited to; Asian Cycad Scale, Bonder Nesting Whitefly, Borers, Chilli Thrips, Fig Whitefly, Fusarium Wilt, Ganoderma Butt Rot, Pink Hibiscus Mealy Bug, Rugose Spiraling Whitefly, Sri Lanka Weevil, Take-All Root Rot. New pests are introduced into the United States every year and this list is subject to change without notice.

Any damages to trees, shrubs, sod or flowers due to city, government or any water restrictions.

Damage caused by faulty irrigation controllers, timers, valves, solenoids, line breaks or anything affiliated with irrigation components restricting or stopping irrigating.

This does not include any maintenance or replacement to weathered items including sign repair, fence posts, timber retaining ties, or any other item that has deteriorated due to normal conditions. Any replacement done by the contractor will be done in the form of a written work order to client and signed and dated by both parties prior to any additional work.

SCHEDULE "C" – TREE / SHRUB CARE PROGRAM

A. **Application Schedule**

<u>Month</u>	<u>Application</u>
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February: Spring granular fertilization and insect/disease control as needed

March/April: Insect/disease control/fertilization as needed

May/June: Insect/disease control/fertilization as needed

July/August: Insect/disease control/fertilization as needed

October: Fall granular fertilization and insect/disease control as needed

December: Insect/disease control as needed

Note: Some applications will be combined for efficiency. Applications can be added or deleted based on soil samples, availability of products or inclement weather.

B. Application Requirements

1. Fertilization

- a. Fertilizers selected must be appropriate for the plant material to be fertilized such as an acid forming fertilizer for Azaleas which require a lower soil pH.
- b. Annual program will include a minimum of 30% slow release Nitrogen and a high Potassium blend in the fall fertilization to promote root development unless soil sample results indicate the presence of sufficient Potassium.
- c. All fertilizers utilized under this program are to be custom blended with a balanced nutrient package. A complete minor and trace element package will be included with each application to ensure that all the requirements of plant material are met. If soil samples indicate a high pH, all fertilizers utilized will be Sulphur coated products.
- d. This program covers all fertility requirements on all existing shrubs and palms, as well as all newly installed shrubs, trees, and palms up to 15'. All native trees or transplanted trees over 15' in overall height will require special consideration and are therefore excluded from this program.
- e. Fertilizer will be distributed evenly under the drip zone of each plant. Special care will be taken not to "clump" fertilizer neither at the base nor in the crown of plants.
- f. The irrigation system will be fully operational prior to any fertilizer application.

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- g. Soils shall be tested at a reliable testing facility once per year to monitor for pH, Nematodes, Take All Root Rot and chemical make-up. The results will be provided to management along with the contractor's recommendation as to any changes in the Tree/Shrub care program based on these results.

2. Insect/Disease Control

- a. Insect and disease control is intended to mean a thorough inspection of all plantings for the presence of insect or disease activity and the appropriate treatment applied. All insect and disease infestations require follow-up applications for control and are included in this program.
- b. Contractor is responsible for the continuous monitoring for the presence of damaging insects or disease. Any problems noted between regularly scheduled visits will be treated as a service call. Service calls due to active infestations are included in this program.
- c. This program covers all disease and Insect activity on all existing shrubs and palms, as well as all newly installed shrubs, trees, and palms up to 15'. All native trees or transplanted trees over 15' in overall height will require special consideration and are therefore excluded from this program.
- d. Contractor will be required to apply all pesticides in accordance with labeled directions including the use of any Personal Protective Equipment.

3. Specialty Palms

Considering the investment in Specialty Palms such as Phoenix varieties (i.e. Dactylifera, Sylvester, Canary Island Date etc.), Contractor will include fertilization and root / bud drench for potential disease and infestation two times per year.

4. Warranty

If a plant or tree dies from insect or disease damage while under this Tree/Shrub Care Program, it will be replaced with one that is reasonably available. Exclusions to this warranty would be pre-existing conditions, nematodes, borers, locusts, and diseases such as Verticillium and Fusarium Wilt and Ganoderma Butt Rot that are untreatable with currently available chemicals, Texas Phoenix Palm Decline ("TPPD"), soil contamination, drainage problems or conditions that prevent the contractor from providing proper irrigation, such as Water Management District restrictions or unapproved irrigation repairs and Acts of God. In the event these conditions exist, the contractor is responsible to employ whatever cultural practices can be reasonably performed to extend the life of the affected material.

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SCHEDULE "D"- SPECIAL SERVICES

A. Flower Beds

The nature and purpose of "Flower Beds" is to draw attention to the display. The highest level of attention should be placed on their on-going care.

1. Schedule

- a. All flower beds on the property including urns and pots will be changed out four (4) times per year.
- b. Contractor recognizes that flower beds are intended to highlight and beautify high profile areas and should be selected for profusion of color and display.

2. Installation

- a. Plants are to be installed utilizing a triangular spacing of 8"-10" O.C. (depending on type) between plants.
- b. Annually, prior to the Spring change out, existing soil will be removed to a depth of 6" in all annual beds and replaced with clean growing medium composed of 60% peat and 40% fine aged Pine Bark.
- c. All beds will be cleaned and hand or machine cultivated to a depth of 6" prior to the installation of new plants.
- d. Create a 2" trench where the edge of the bed is adjacent to turf or hardscape.
- e. A granular time-release fertilizer and a granular systemic fungicide will be incorporated into the bedding soil at the time of installation.
- f. Follow-up applications of fertilizer, fungicide and insecticide are provided as needed.

3. Maintenance

- a. Flower beds, pots and urns will be reviewed at each service visit for the following:
 - Removal of all litter and debris.
 - Removal of weeds.
 - Inspect for the presence of insect or disease activity and treat immediately.
- b. Seed heads are to be removed from Coleus plants as soon as they appear. "Pinching" of Coleus plants is to be a part of the on-going maintenance as well. Frequent "pinching" will result in healthier, more compact plants.
- c. Prolific bloomers such as Salvia require that 10% to 20% of healthy blooms are to be removed.

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- d. Pre-emergent herbicides are not to be used in annual beds.
- e. Contractor guarantees the survivability and performance of all annual plantings for a period of 90 days. Any plant that fails to perform during this period will be immediately replaced at the contractor's expense.

4. Warranty

Any bedding plant that dies due to insect damage or disease will be replaced under warranty. Exclusions to this warranty would be hard freeze, theft, vandalism, rabbits, deer or conditions beyond their control. Rabbit and deer repellent are not included in this contract and will be installed at an additional charge.

B. Mulch

1. Schedule

Mulch will be replenished in all bed areas two (2) times per year.

2. Installation

- a. Prior to application, areas will be prepared by removing all foreign debris and accumulated mulch material and establishing a defined, uniform edge to all bed and tree rings as well as a 1" to 2" deep trench along all hardscape surfaces to include equipment pads, in order to hold the mulch in place.
- b. Mulch should be installed in weed free beds that have been properly edged and prepared.
- c. Mulch should be installed to maintain a 1"-1-1/2" thickness in all bed areas, including tree rings in lawn areas and maintenance strips unless otherwise directed by management.

C. Palm Trimming

- 1. Specimen Date Palms such as Phoenix varieties (i.e. Dactylifera, Sylvester, Canary Island Date, etc.) in excess of 12' CT will be trimmed two times per year. Loose or excessive fronds will be removed and/or cross cut during this process.
- 2. All palms less than 12' CT will be trimmed as needed by the detail crew during the regular detail rotation as outlined in General Services.
- 3. Washingtonia palms in excess of 12' CT will be trimmed two times per year.
- 4. Trim Sabal, Washington, Chinese, Fan and Ribbon Palms so that the lowest remaining fronds are left at a ten and two o'clock profile. "Hurricane" cuts are only to be done at the direction of management.

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5. When trimming, cut the frond close to the trunk without leaving "stubs"

D. Monthly Reports

Landcare Group, Inc. will submit to the Owner's Representative, a monthly report detailing what was done to the various areas of the property, including details for turf areas, trees and shrubs, the irrigation system, and any additional noteworthy areas of the property. The report is to be sent via email on a monthly basis, for the prior month of service, and shall provide information regarding any plans of action for the future.

SCHEDULE "E" – IRRIGATION MAINTENANCE

A. Frequency of Service

Contractor will perform the following itemized services under "Specifications" on a monthly basis.

B. Specifications

1. Activate each zone of the system.
2. Visually check for any damaged heads or heads needing repair.
3. Clean, straighten or adjust any heads not functioning properly.
4. Straighten, re-attach to bracing and touch up paint on riser heads as needed.
5. Report any valve or valve box that may be damaged in any way.
6. Leave areas in which repairs or adjustments are made free of debris.
7. Adjust controller to the watering needs as dictated by weather conditions and seasonal requirements including adjusting of rain sensor.

C. Qualifying Statements

1. Repairs
 - a. Repairs that become necessary and that are over and above the routine maintenance contract will be done on a time and material basis at the rates of \$38.00/hr. for a technician and \$65.00/hr. for a specialist.
 - b. It is understood that time is of the essence for repairs so that sod, plants and trees do not die. Therefore, a not to exceed price of \$1,000.00 is approved without a formal proposal so that the contractor can proceed in a timely manner.

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2. Service Calls

- a. Service Calls required between scheduled visits will be billed on a time and material basis at the rates of \$38.00/hr. for a technician and \$65.00/hr. for a specialist.
 - b. When not an emergency, request for authorization must be submitted in written form to management for approval when the costs will exceed \$1,000.00. A description of the problem, its location and estimated cost should be included.
3. Contractor will pay special attention during irrigation maintenance inspections to ensure that sprinkler heads are positioned so that water does not spray directly onto buildings, windows or parking areas and to adjust any heads that are found to be out of position.
 4. Damage resulting from contractor's crews working on the property (i.e., mower and edger cuts) will be repaired at no charge to the owner.
 5. Contractor shall not be held responsible for any system failure caused by lightning, construction work, pre-existing conditions, freeze, acts of God, or conditions beyond their control.
 6. Contractor shall not be held responsible for damage to the landscape caused by mandatory water restrictions placed on the property by the governing water management district.

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ELEVENTH ORDER OF BUSINESS

B.

REQUISITION NO. 9
(2021 Acquisition and Construction Account)

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
(ST. JOHNS COUNTY, FLORIDA)

\$7,415,000
Special Assessment Revenue Bonds, Series 2021

The undersigned, a Responsible Officer of Bannon Lakes Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of January 1, 2016 (the "Indenture"; all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: 9
- (B) Name of Payee: Hopping Green & Sams
- (C) Amount Payable: \$1,294.98
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):
- (E) Fund or Account from which disbursement to be made: 2021 Acquisition and Construction Account

The undersigned hereby certifies that:

1. this requisition is for Costs of the 2021 Project payable from the 2021 Acquisition and Construction Account that have not previously been paid.
2. each disbursement set forth above is a proper charge against the 2021 Costs of Issuance Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are originals of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

Dated: March 29, 2021

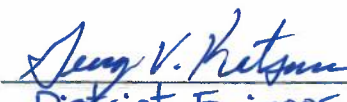
**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Arthur E. Lancaster
Chairperson, Board of Supervisors

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND, THIMS & MILLER, INC.

By:  7/7/21
Title: District Engineer

REQUISITION NO. 10
(2021 Acquisition and Construction Account)

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
(ST. JOHNS COUNTY, FLORIDA)

\$7,415,000

Special Assessment Revenue Bonds, Series 2021

The undersigned, a Responsible Officer of Bannon Lakes Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of January 1, 2016 (the "Indenture"; all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 10

(B) Name of Payee: RREF III-P-EP Bannon Lakes JV LLC

(C) Amount Payable: \$341.25

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

(E) Fund or Account from which disbursement to be made: 2021 Acquisition and Construction Account

The undersigned hereby certifies that:

1. this requisition is for Costs of the 2021 Project payable from the 2021 Acquisition and Construction Account that have not previously been paid.
2. each disbursement set forth above is a proper charge against the 2021 Costs of Issuance Account.


The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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Attached hereto are originals of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

Dated: March 29, 2021


**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Arthur E. Lancaster
Chairperson, Board of Supervisors

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND, THIMS & MILLER, INC.

By: 
Title: District Engineer

RREF III-P-EP Bannan Lakes JV, LLC
700 PONTE VEDRA LAKES BLVD
PONTE VEDRA BEACH, FL 32082

BANK OF AMERICA, NA
PONTE VEDRA BEACH, FL 32082
63-27/631

1564

7/20/2021

PAY TO THE ORDER OF England - Thims & Miller, Inc

\$ **1,085.35

One Thousand Eighty-Five and 35/100

DOLLARS

PROTECTED AGAINST FRAUD

England - Thims & Miller, Inc
14775 Old St Augustine Rd
Jacksonville, FL 32258

MEMO

001564 063100277 898078301325

RREF III-P-EP Bannan Lakes JV, LLC

1564

England - Thims & Miller, Inc

Date	Type	Reference	Original Amt.	Balance Due	7/20/2021 Discount	Payment
7/19/2021	Bill	0198734	744.10	744.10		744.10
7/19/2021	Bill	0198736	341.25	341.25		341.25
Check Amount						1,085.35

CDD Bond Requisition
Leimb Bannan Lakes

Bank of America

1,085.35

RREF III-P-EP Bannan Lakes JV, LLC

1564

England - Thims & Miller, Inc

Date	Type	Reference	Original Amt.	Balance Due	7/20/2021 Discount	Payment
7/19/2021	Bill	0198734	744.10	744.10		744.10
7/19/2021	Bill	0198736	341.25	341.25		341.25
Check Amount						1,085.35

PAYMENT
RECORD

Bank of America

1,085.35


Eastland Corporation
700 Ponte Vedra Lakes Boulevard
Ponte Vedra Beach, FL 32082

July 12, 2021
Project No: 13061.28000
Invoice No: 0198736

Project 13061.28000 Bannan Lakes ~
Professional Services rendered through June 30, 2021
Professional Personnel

		Hours	Rate	Amount
Senior Engineer				
Katsaras, George	6/5/2021	1.25	195.00	243.75
Katsaras, George	7/3/2021	.50	195.00	97.50
Totals		1.75		341.25
Total Labor				341.25
Invoice Total this Period				\$341.25



Approval: 
Entity: DANNING
Account: TRACT 4
Entered: 7/19/21
Draw: SS
Note: Civil Eng

OAK Forest

England-Thims & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
14775 Old St. Augustine Road • Jacksonville, Florida 32258 • tel 904-642-8660 • fax 904-646-9485
CA-0002584 LC-0000316

REQUISITION NO. 12
(2021 Acquisition and Construction Account)

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
(ST. JOHNS COUNTY, FLORIDA)

\$7,415,000
Special Assessment Revenue Bonds, Series 2021

The undersigned, a Responsible Officer of Bannon Lakes Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of January 1, 2016 (the "Indenture"; all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 12

(B) Name of Payee: RREF III-P-EP Bannon Lakes JV LLC

(C) Amount Payable: \$250.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

(E) Fund or Account from which disbursement to be made: 2021 Acquisition and Construction Account

The undersigned hereby certifies that:

1. this requisition is for Costs of the 2021 Project payable from the 2021 Acquisition and Construction Account that have not previously been paid.
2. each disbursement set forth above is a proper charge against the 2021 Costs of Issuance Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are originals of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

Dated: March 29, 2021


**BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Arthur E. Lancaster
Chairperson, Board of Supervisors

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND, THIMS & MILLER, INC.

By: 
Title: District Engineer

RREF III-P-EP Bannan Lakes JV, LLC
700 PONTE VEDRA LAKES BLVD
PONTE VEDRA BEACH, FL 32082

BANK OF AMERICA, NA
PONTE VEDRA BEACH, FL 32082
83-27/831

1551

4/19/2021

PAY TO THE
ORDER OF

Clary & Associates, Inc

\$**600.00

Six Hundred and 00/100*****

DOLLARS

PROTECTED AGAINST FRAUD

Clary & Associates, Inc
3830 Crown Point Rd. Ste A
Jacksonville, FL 32257

MEMO

001551 063100277 898078301325

RREF III-P-EP Bannan Lakes JV, LLC

1551

Clary & Associates, Inc

Date	Type	Reference	Original Amt.	Balance Due	4/19/2021 Discount	Payment
4/14/2021	Bill	2021-242	250.00	250.00		250.00
4/14/2021	Bill	2020-692-2	350.00	350.00		350.00
					Check Amount	600.00

CDE negotiation
Kernb Bannan

Bank of America

600.00

RREF III-P-EP Bannan Lakes JV, LLC

1551

Clary & Associates, Inc

Date	Type	Reference	Original Amt.	Balance Due	4/19/2021 Discount	Payment
4/14/2021	Bill	2021-242	250.00	250.00		250.00
4/14/2021	Bill	2020-692-2	350.00	350.00		350.00
					Check Amount	600.00

PAYMENT
RECORD

Bank of America

600.00



Clary & Associates, Inc.

3830 Crown Point Road Suite A • Jacksonville, Florida 32257 • (904)260-2703

INVOICE NO: 2021-242
DATE: 03/31/21

PAGE 1

3352
EASTLAND
700 PONTE VEDRA LAKES BLVD
PONTE VEDRA BEACH FL 32082

DELIVER TO:
SEE FILE FROM JASON @ ETM

ORDERED BY: JOHN DODSON

DESCRIPTION: 03/19/21

W.O. NO. 2021-242


LOT : UTIL ESMT
SUBDIVISION: BANNON LAKES UNIT 1
SECTION : 12 TOWNSHIP: 6S RANGE: 28E
ADDRESS : NINE MILE RD
ST. JOHNS
IN NAME OF : MAP OF ADDITIONAL UTILITY EASEMENT ALONG
PARKLAND TRAIL

MAP & LEGAL

250.00

TOTAL DUE \$250.00



Approval 
Entity Bannon Lakes
Account TRAIL 4 OAK Forest
Entered 4/13/21
Draw 1655/102
Note 50/102

PAYMENT DUE 10 DAYS FROM RECEIPT
PLEASE REFER TO INVOICE NUMBER WHEN MAKING PAYMENT

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

===== STATEMENT =====

May 31, 2021

Bannon Lakes Community Development District
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 123523
Billed through 04/30/2021

Project Construction

BLCDD 00103 WSH

FOR PROFESSIONAL SERVICES RENDERED

04/02/21	WSH	Review ETM work authorization; confer with Lancaster regarding same; confer with Jacobs regarding RFP pre-bid conference.	0.60 hrs
04/15/21	WSH	Review inquiry from RFP proposer and confer with Crews regarding same.	0.40 hrs
04/19/21	WSH	Confer with Crews regarding addendum.	0.30 hrs
04/20/21	WSH	Review and revise addendum for RFP.	0.50 hrs
04/20/21	KFJ	Prepare request for proposals addendum; confer with Haber.	0.70 hrs
04/22/21	WSH	Confer with Crews regarding RFP and addendum.	0.40 hrs
04/23/21	WSH	Confer with Crews regarding addendum.	0.20 hrs
04/23/21	KFJ	Prepare addendum to request for proposals; confer with Haber and correspond with engineer.	0.40 hrs
04/26/21	WSH	Review and revise second addendum to RFP; confer with Crews and Keller regarding same.	0.60 hrs
04/27/21	WSH	Confer with Crews and prepare Addendum Number Three to RFP.	0.40 hrs
04/30/21	WSH	Confer with Crews regarding RFP responses; prepare correspondence to Oliver and Lancaster regarding same; begin review of responses.	0.80 hrs

Total fees for this matter \$1,292.50

MATTER SUMMARY

Jusevitch, Karen F.- Paralegal	1.10 hrs	125 /hr	\$137.50
Haber, Wesley S.	4.20 hrs	275 /hr	\$1,155.00

TOTAL FEES	\$1,292.50
INTEREST CHARGE ON PAST DUE BALANCE	\$2.48

TOTAL CHARGES FOR THIS MATTER**\$1,294.98****BILLING SUMMARY**

Jusevitch, Karen F.- Paralegal	1.10 hrs	125 /hr	\$137.50
Haber, Wesley S.	4.20 hrs	275 /hr	\$1,155.00
TOTAL FEES			\$1,292.50
INTEREST CHARGE ON PAST DUE BALANCE			\$2.48

TOTAL CHARGES FOR THIS BILL**\$1,294.98****Please include the bill number with your payment.**

Linda Scandurra

From: Bernadette Peregrino <bperegrino@gmsnf.com>
Sent: Monday, July 5, 2021 8:38 AM
To: Linda Scandurra
Subject: Bannon Lakes Construction Invoice
Attachments: Bannon Lakes CDD (Bill).pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Good morning Linda. Please see attached invoice for requisition processing.

Thank you,
Bernadette Peregrino
District Accountant
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771
Tel and Fax: [904-239-5309](tel:904-239-5309)
bperegrino@gmsnf.com

C.

NOTICE OF MEETINGS
BANNON LAKES
COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Bannon Lakes Community Development District will hold their regularly scheduled public meetings for **Fiscal Year 2022** at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092 at 1:00 p.m. on the first Wednesday of each month listed (unless notated otherwise*) as follows:

November 3, 2021
February 2, 2022
May 4, 2022
August 3, 2022

D.

Bannon Lakes Community Development District

9655 Florida Mining Blvd., Bldg. 300, Suite 305, Jacksonville, Florida 32257

Memorandum

Date: August 2021
To: Bannon Lakes Board of Supervisors
Jim Oliver, Richard Whetsel
From: Brian Stephens
Operations Manager
Re: Bannon Lakes CDD
Monthly Operations Report

The following is a summary of activities related to the field operations of the Bannon Lakes Community Development District.

Landscape / Irrigation:

1. Landcare has installed additional Tri Color Jasmine between the pool and amenity center.
2. Multiple new palm trees and pine trees have been planted around the amenity complex.
3. All of the CDD irrigation has been inspected and repaired.

Amenity / Site:

1. Cleaning of the pools is being done three (3) days per week.
2. The Amenity and Fitness Facilities are being cleaned weekly.
3. A new basketball net has been installed.
4. Freedom Pest Control will be renewing the termite bond in August.
5. Ant mounds are being treated weekly.
6. Freedom Pest Control is continuing monthly pest control services for the Amenity Center.
7. Additional security cameras have been installed at the Amenity Center.
8. The filters have been replaced in all of the AC units.
9. The hinges have been replaced on the main pool gate.
10. All of the pool furniture and metal patio furniture has been pressure washed.

11. One (1) of the pool deck showers was repaired.
12. Multiple holes have been filled in at the Dog Park.
13. AT&T repaired the pavilion TV.
14. The large pavilion fan has stopped working. RMS contacted the manufacturer and they will be replacing it under warranty. The fan is currently being made.

Ponds:

1. Lake Doctors is doing a good job maintaining the lakes.
2. Construction debris has been picked up in all of the lakes.

Should you have any questions or comments regarding the above information, please feel free to contact me at (904) 627-9271 or Rich at (904) 759-8923.

E.

Amenity Manager Report

Date of report: 07/27/2021

Submitted by: Alexandro Losert

Club House Usage:

Reservations for the Club House continue. It continues to be reserved on weekends for parties and events, as well as during the week. We currently have 5 different club meetings throughout the week.

CLUBS ACTIVE AT BANNON LAKES

- Monday: Mahjong 1-5pm
- Tuesday: Open
- Wednesday: Women's Card Club 1:00-5:00pm

Men's Card Club 5:30-9:00pm

- Thursday: Games Club 1:00-5:00pm
- 3rd Friday: Bunco 5:00-6:00 or 10:00pm

Requested Upgrades for Club House Room: Another bench at the dog park underneath a tree to provide shade, add a water faucet to the small dog park side, add extra features to playground to make toddler friendly.

What has Bannon Lakes been up to?

Food Trucks:

Tuesdays and Thursdays

We decided to change vendors. We switched from Robert Hocking to Perrin Todd. We decided to cut back on the number of days we schedule Food Trucks - Tuesdays only with a few

weekends. Food Trucks will continue to be scheduled regularly. The community always has positive things to say about the Food Trucks!



Bannon Lakes' 4th of July Event

July 3rd, 2021:

On July 3rd, we hosted an event to celebrate the 4th of July together as a community. We had a great turn out! We had music, an inflatable obstacle course, Big Blue's Bistro - food truck, and prepaid snow cones for the first 100 guests. All 100 snow cones were claimed, and the truck still sold more. Around 100 people attended the event.

Movie Night – Despicable Me

July 18th, 2021:

We hosted a movie night on the activity lawn with an inflatable projector screen. We had a decent turnout – about 30 people attended. We also had a frozen yogurt truck stay for the entirety of the event.

Back to school summer bash

August 8th, 2021:

We plan on hosting a back-to-school event on August 8th. There will be Music, Food trucks, inflatables, and Games/Activities on the field!

FOURTEENTH ORDER OF BUSINESS

A.

Bannon Lakes
Community Development District
Unaudited Financial Statements
as of
June 30, 2021

Bannon Lakes
Community Development District
Combined Balance Sheet
June 30, 2021

	<i>General</i>	<i>Debt Service</i>	<i>Capital Project</i>	<i>Capital Reserve</i>	<i>Memorandum Only</i>
<u>Assets:</u>					
Cash	\$296,668	---	---	\$34,803	\$296,668
SBA - GF	\$101,588	---	---	---	\$101,588
Investments:			---	---	
<i>Series 2015</i>					
Reserve	---	\$373,250	---	---	\$373,250
Revenue	---	\$482,086	---	---	\$482,086
Due From General Fund	---	\$8,497	---	---	\$8,497
<i>Series 2021</i>					
Reserve	---	\$207,151	---	---	\$207,151
Revenue	---	---	---	---	\$0
Interest	---	\$132,088	---	---	\$132,088
Construction	---	---	\$2,147,804	---	\$2,147,804
Due from Developer	---	---	---	---	\$0
Due from Other	\$70	---	---	---	\$70
Prepaid Expenses	\$1,761	---	---	---	\$1,761
Utilities Deposit	\$50	---	---	---	\$50
<i>Total Assets</i>	<u>\$400,137</u>	<u>\$1,203,072</u>	<u>\$2,147,804</u>	<u>\$34,803</u>	<u>\$3,751,014</u>
<u>Liabilities:</u>					
Accounts Payable	\$11,408	---	---	---	\$11,408
FICA Payable	---	---	---	---	\$0
Due to Debt	\$8,497	---	---	---	\$8,497
Due to General Fund	---	---	---	---	\$0
Contracts Payable	---	---	---	---	\$0
Retainage Payable	---	---	---	---	\$0
<i>Fund Balances:</i>					
Restricted for Debt Service 2016	---	\$863,833	---	---	\$863,833
Restricted for Debt Service 2021	---	\$339,239	---	---	\$339,239
Restricted for Capital Projects 2021	---	---	\$2,147,804	---	\$2,147,804
Nonspendable	\$50	---	---	---	\$50
Unassigned	\$380,182	---	\$0	\$34,803	\$380,182
<i>Total Liabilities & Fund Equity</i>	<u>\$400,137</u>	<u>\$1,203,072</u>	<u>\$2,147,804</u>	<u>\$34,803</u>	<u>\$3,751,014</u>

Bannon Lakes
Community Development District
GENERAL FUND
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

<i>Adopted</i>	<i>Prorated</i>	<i>Actual</i>	
<i>Budget</i>	<i>Thru 06/30/21</i>	<i>Thru 06/30/21</i>	<i>Variance</i>

REVENUES:

<i>Assessment - Tax Roll</i>	\$444,880	\$444,880	\$446,501	\$1,621
<i>Assessment - Direct</i>	\$59,873	\$19,958	\$14,968	(\$4,989)
<i>Developer Contributions</i>	\$85,076	\$0	\$0	\$0
<i>Interest</i>	\$500	\$375	\$125	(\$250)
<i>Facility Revenue</i>	\$300	\$225	\$175	(\$50)

Total Revenues

\$590,629	\$465,438	\$461,769	(\$3,668)
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EXPENDITURES:

<i>Supervisors</i>	\$0	\$0	\$1,000	(\$1,000)
<i>FICA Expense</i>	\$0	\$0	\$77	(\$77)
<i>Engineering</i>	\$4,000	\$3,000	\$1,350	\$1,650
<i>Attorney Fees</i>	\$12,000	\$9,000	\$7,389	\$1,611
<i>Dissemination</i>	\$4,300	\$3,225	\$4,042	(\$817)
<i>Annual Audit</i>	\$3,900	\$3,900	\$3,900	\$0
<i>Arbitrage</i>	\$600	\$600	\$600	\$0
<i>Assessment Roll</i>	\$5,000	\$5,000	\$5,000	\$0
<i>Trustee Fees</i>	\$5,000	\$3,867	\$3,867	\$0
<i>Management Fees</i>	\$45,000	\$33,750	\$33,750	\$0
<i>Information Technology</i>	\$1,733	\$1,300	\$1,300	(\$0)
<i>Telephone</i>	\$200	\$150	\$208	(\$58)
<i>Postage</i>	\$500	\$375	\$267	\$108
<i>Insurance</i>	\$6,325	\$6,325	\$6,037	\$288
<i>Meeting Room Rental</i>	\$0	\$0	\$1,563	(\$1,563)
<i>Printing and Binding</i>	\$1,600	\$1,200	\$1,462	(\$262)
<i>Legal Advertising</i>	\$2,000	\$1,172	\$1,172	\$0
<i>Other Current Charges</i>	\$500	\$375	\$186	\$189
<i>Office Supplies</i>	\$500	\$375	\$114	\$261
<i>Website Services</i>	\$1,200	\$900	\$900	\$0
<i>Dues, Licenses & Subscriptions</i>	\$175	\$175	\$175	\$0

Total Administrative

\$94,533	\$74,689	\$74,357	\$332
----------	----------	----------	-------

Amenity Center

<i>Insurance</i>	\$16,000	\$16,000	\$15,463	\$537
<i>Utilities</i>				
<i>Phone/Internet/Cable</i>	\$5,400	\$4,050	\$3,999	\$51
<i>Electric</i>	\$25,000	\$18,750	\$9,735	\$9,015
<i>Water/Irrigation</i>	\$15,000	\$11,250	\$5,178	\$6,072
<i>Gas</i>	\$200	\$150	\$0	\$150
<i>Refuse</i>	\$3,900	\$2,925	\$3,298	(\$373)
<i>Security</i>				
<i>Security Monitoring</i>	\$600	\$450	\$0	\$450
<i>Access Cards</i>	\$2,500	\$1,875	\$1,575	\$300
<i>Management Contracts</i>				
<i>Facility Management</i>	\$60,000	\$45,000	\$45,000	\$0

Bannon Lakes
Community Development District
GENERAL FUND
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

	<i>Adopted Budget</i>	<i>Prorated Thru 06/30/21</i>	<i>Actual Thru 06/30/21</i>	<i>Variance</i>
<i>Continued Management Contacts</i>				
<i>Field Mgmt/ Admin</i>	\$22,000	\$16,500	\$14,369	\$2,132
<i>Pool Maintenance</i>	\$12,000	\$9,000	\$8,195	\$806
<i>Pool Chemicals</i>	\$10,000	\$7,500	\$3,224	\$4,276
<i>Janitorial</i>	\$7,000	\$5,250	\$5,250	\$0
<i>Janitorial Supplies</i>	\$3,450	\$2,588	\$1,373	\$1,215
<i>Facility Maintenance</i>	\$7,500	\$5,625	\$875	\$4,750
<i>Repairs & Maintenance</i>	\$25,000	\$18,750	\$31,771	(\$13,021)
<i>Special Events</i>	\$5,000	\$3,750	\$867	\$2,883
<i>Holiday Decorations</i>	\$1,500	\$1,125	\$0	\$1,125
<i>Fitness Center Repairs/Supplies</i>	\$900	\$675	\$355	\$320
<i>Office Supplies</i>	\$1,500	\$1,125	\$1,095	\$30
<i>ASCAP/BMI Licenses</i>	\$500	\$375	\$0	\$375
<i>Pest Control</i>	\$3,100	\$2,325	\$2,250	\$75
<i>Amenity Center Expenditures</i>	\$228,050	\$175,038	\$153,869	\$21,169
<i>Ground Maintenance Expenditures</i>				
<i>Hydrology Quality/Mitigation</i>	\$3,000	\$2,250	\$0	\$2,250
<i>Landscape Maintenance</i>	\$151,706	\$113,779	\$113,779	\$0
<i>Landscape Contingency</i>	\$20,000	\$14,787	\$14,787	\$0
<i>Lake Maintenance</i>	\$7,800	\$5,850	\$5,850	\$0
<i>Ground Maintenance</i>	\$5,000	\$3,750	\$1,890	\$1,860
<i>Pump Repairs</i>	\$2,000	\$1,500	\$0	\$1,500
<i>Streetlights</i>	\$9,000	\$6,750	\$6,553	\$197
<i>Streetlight Repairs</i>	\$5,000	\$3,750	\$332	\$3,418
<i>Irrigation Repairs</i>	\$7,500	\$5,625	\$3,424	\$2,201
<i>Miscellaneous</i>	\$5,000	\$3,750	\$0	\$3,750
<i>Reclaim Water</i>	\$50,000	\$37,500	\$17,727	\$19,773
<i>Capital Reserve</i>	\$2,040	\$2,040	\$2,040	\$0
<i>Total Ground Maintenance Expenditures</i>	\$268,046	\$201,331	\$166,383	\$34,948
<i>TOTAL EXPENSES</i>	\$590,629	\$451,057	\$394,609	\$56,449
<i>EXCESS REVENUES (EXPENDITURES)</i>	\$0		\$67,161	
<i>FUND BALANCE - Beginning</i>	\$0		\$313,071	
<i>FUND BALANCE - Ending</i>	\$0		\$380,232	

Bannon Lakes
Community Development District
General Fund
Month By Month Income Statement
Fiscal Year 2021

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues:</u>													
Assessments - Tax Roll	\$0	\$40,907	\$115,634	\$220,545	\$56,884	\$5,797	\$1,692	\$0	\$5,043	\$0	\$0	\$0	\$446,501
Assessments - Direct	\$14,968	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,968
Developer Contributions - FR	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Interest	\$25	\$19	\$15	\$15	\$12	\$11	\$10	\$10	\$8	\$0	\$0	\$0	\$125
Facility Revenue	\$0	\$0	\$0	\$0	\$0	\$25	\$25	\$75	\$50	\$0	\$0	\$0	\$175
Total Revenues	\$14,994	\$40,926	\$115,650	\$220,560	\$56,895	\$5,833	\$1,727	\$85	\$5,101	\$0	\$0	\$0	\$461,769

<u>Expenditures:</u>													
<u>Administrative</u>													
Supervisors	\$0	\$200	\$0	\$400	\$200	\$0	\$0	\$200	\$0	\$0	\$0	\$0	\$1,000
FICA Expense	\$0	\$15	\$0	\$31	\$15	\$0	\$0	\$15	\$0	\$0	\$0	\$0	\$77
Engineering	\$0	\$1,350	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,350
Attorney Fees	\$2,946	\$1,068	\$345	\$779	\$982	\$941	\$329	\$0	\$0	\$0	\$0	\$0	\$7,389
Dissemination	\$292	\$292	\$292	\$292	\$292	\$833	\$583	\$583	\$583	\$0	\$0	\$0	\$4,042
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$3,900	\$0	\$0	\$0	\$0	\$0	\$3,900
Arbitrage	\$0	\$0	\$0	\$0	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600
Assessment Roll	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Trustee Fees	\$1,000	\$0	\$0	\$2,867	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,867
Management Fees	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$0	\$0	\$0	\$33,750
Computer Time	\$144	\$144	\$144	\$144	\$144	\$144	\$144	\$144	\$144	\$0	\$0	\$0	\$1,300
Telephone	\$0	\$0	\$35	\$19	\$0	\$154	\$0	\$0	\$0	\$0	\$0	\$0	\$208
Postage	\$9	\$21	\$118	\$5	\$41	\$12	\$12	\$44	\$8	\$0	\$0	\$0	\$267
Insurance	\$6,037	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,037
Meeting Room Rental	\$313	\$0	\$0	\$625	\$313	\$0	\$0	\$0	\$313	\$0	\$0	\$0	\$1,563
Printing and Binding	\$22	\$225	\$48	\$232	\$345	\$219	\$8	\$30	\$333	\$0	\$0	\$0	\$1,462
Legal Advertising	\$76	\$359	\$94	\$332	\$0	\$230	\$81	\$0	\$0	\$0	\$0	\$0	\$1,172
Other Current Charges	\$34	\$34	\$82	\$7	\$0	\$0	\$0	\$15	\$14	\$0	\$0	\$0	\$186
Office Supplies	\$1	\$40	\$6	\$15	\$18	\$18	\$0	\$0	\$15	\$0	\$0	\$0	\$114
Website Services	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$0	\$0	\$0	\$900
Dues, Licenses & Subscriptions	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Administrative	\$19,723	\$7,773	\$5,014	\$9,596	\$6,799	\$6,402	\$8,908	\$4,882	\$5,261	\$0	\$0	\$0	\$74,357

<u>Amenity Center</u>													
Insurance	\$15,463	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$15,463
Phone/Internet/Cable	\$543	\$431	\$431	\$431	\$214	\$650	\$432	\$433	\$433	\$0	\$0	\$0	\$3,999
Electric	\$1,084	\$972	\$838	\$976	\$1,226	\$1,108	\$1,171	\$1,138	\$1,222	\$0	\$0	\$0	\$9,735
Water/Irrigation	\$540	\$442	\$520	\$553	\$563	\$565	\$586	\$730	\$679	\$0	\$0	\$0	\$5,178
Gas	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Refuse	\$315	\$314	\$314	\$317	\$413	\$418	\$356	\$426	\$426	\$0	\$0	\$0	\$3,298
Security Monitoring	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Access Cards	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,575	\$0	\$0	\$0	\$1,575
Facility Management	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000	\$0	\$0	\$0	\$45,000
Field Mgmt/ Admin	\$1,597	\$1,597	\$1,597	\$1,597	\$1,597	\$1,597	\$1,597	\$1,597	\$1,597	\$0	\$0	\$0	\$14,369
Pool Maintenance	\$911	\$911	\$911	\$911	\$911	\$911	\$911	\$911	\$911	\$0	\$0	\$0	\$8,195
Pool Chemicals	\$525	\$375	\$885	\$0	\$0	\$0	\$510	\$0	\$929	\$0	\$0	\$0	\$3,224
Janitorial	\$583	\$583	\$583	\$583	\$583	\$583	\$583	\$583	\$583	\$0	\$0	\$0	\$5,250
Janitorial Supplies	\$252	\$0	\$58	\$443	\$0	\$214	\$99	\$0	\$307	\$0	\$0	\$0	\$1,373
Facility Maintenance	\$875	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$875

Bannon Lakes
Community Development District
General Fund
Month By Month Income Statement
Fiscal Year 2021

	<i>October</i>	<i>November</i>	<i>December</i>	<i>January</i>	<i>February</i>	<i>March</i>	<i>April</i>	<i>May</i>	<i>June</i>	<i>July</i>	<i>August</i>	<i>September</i>	<i>Total</i>
<u>Amenity Center Continued</u>													
<i>Repairs & Maintenance</i>	\$2,288	\$1,977	\$3,072	\$5,400	\$72	\$5,552	\$9,435	\$0	\$3,975	\$0	\$0	\$0	\$31,771
<i>Special Events</i>	\$476	\$0	\$0	\$91	\$0	\$0	\$0	\$0	\$300	\$0	\$0	\$0	\$867
<i>Holiday Decorations</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<i>Fitness Center Repairs/Supplies</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$355	\$0	\$0	\$0	\$355
<i>Office Supplies</i>	\$559	\$0	\$0	\$91	\$0	\$0	\$19	\$0	\$425	\$0	\$0	\$0	\$1,095
<i>ASCAP/BMI Licenses</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<i>Pest Control</i>	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$0	\$0	\$0	\$2,250
<i>Total Amenity Center</i>	\$31,260	\$12,852	\$14,458	\$16,644	\$10,829	\$16,847	\$20,947	\$11,066	\$18,966	\$0	\$0	\$0	\$153,869

Ground Maintenance Expenditures

<i>Hydrology Quality/Mitigation</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<i>Landscape Maintenance</i>	\$12,642	\$12,642	\$12,642	\$12,642	\$12,642	\$12,642	\$12,642	\$12,642	\$12,642	\$0	\$0	\$0	\$113,779
<i>Landscape Contingency</i>	\$0	\$0	\$0	\$11,400	\$0	\$2,237	\$350	\$800	\$0	\$0	\$0	\$0	\$14,787
<i>Lake Maintenance</i>	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$0	\$0	\$0	\$5,850
<i>Ground Maintenance</i>	\$0	\$0	\$0	\$0	\$1,890	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,890
<i>Pump Repairs</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<i>Streetlights</i>	\$728	\$728	\$728	\$731	\$731	\$731	\$731	\$735	\$712	\$0	\$0	\$0	\$6,553
<i>Streetlight Repairs</i>	\$0	\$0	\$332	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$332
<i>Irrigation Repairs</i>	\$259	\$28	\$91	\$816	\$70	\$306	\$54	\$385	\$1,418	\$0	\$0	\$0	\$3,424
<i>Miscellaneous</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<i>Reclaim Water</i>	\$1,247	\$1,047	\$1,469	\$1,741	\$2,027	\$2,027	\$2,316	\$3,663	\$2,190	\$0	\$0	\$0	\$17,727
<i>Capital Reserve</i>	\$0	\$0	\$0	\$0	\$0	\$0	\$2,040	\$0	\$0	\$0	\$0	\$0	\$2,040
<i>Total Ground Maintenance Expenditures</i>	\$15,525	\$15,094	\$15,912	\$27,980	\$18,010	\$18,592	\$18,783	\$18,875	\$17,611	\$0	\$0	\$0	\$166,383
<i>Total Expenses</i>	\$66,508	\$35,719	\$35,385	\$54,220	\$35,637	\$41,841	\$48,638	\$34,822	\$41,838	\$0	\$0	\$0	\$394,609
<i>Excess Revenues (Expenditures)</i>	(\$51,515)	\$5,206	\$80,265	\$166,340	\$21,258	(\$36,008)	(\$46,911)	(\$34,738)	(\$36,737)	\$0	\$0	\$0	\$67,161

Bannon Lakes
Community Development District
DEBT SERVICE FUND - 2016
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

	<i>Adopted Budget</i>	<i>Prorated Thru 06/30/21</i>	<i>Actual Thru 06/30/21</i>	<i>Variance</i>
<u>REVENUES:</u>				
<i>Interest Income</i>	\$5,000	\$3,750	\$92	(\$3,658)
<i>Special Assessments</i>	\$764,712	\$764,712	\$752,392	(\$12,320)
<i>Prepayments</i>	\$0	\$0	\$23,253	\$23,253
<i>TOTAL REVENUES</i>	\$769,712	\$768,462	\$775,737	\$7,275
<u>EXPENDITURES:</u>				
<u>Series 2016</u>				
<i>Interest Expense - 11/01</i>	\$282,463	\$282,463	\$282,463	\$0
<i>Principal Expense - 11/01</i>	\$190,000	\$190,000	\$190,000	\$0
<i>Principal Expense - 11/01 (Prepayment)</i>	\$0	\$0	\$135,000	(\$135,000)
<i>Interest Expense - 05/01</i>	\$278,188	\$278,188	\$274,850	\$3,338
<i>Principal Expense - 05/01</i>	\$0	\$0	\$0	\$0
<i>Principal Expense - 05/01 (Prepayment)</i>	\$0	\$0	\$30,000	(\$30,000)
<i>TOTAL EXPENDITURES</i>	\$750,650	\$750,650	\$912,313	(\$161,663)
<u>OTHER SOURCES/(USES)</u>				
<i>Interfund Transfer In/(Out)</i>	\$0	\$0	\$0	\$0
<i>TOTAL OTHER SOURCES AND USES</i>	\$0	\$0	\$0	\$0
<i>EXCESS REVENUES (EXPENDITURES)</i>	\$19,062		(\$136,576)	
<i>FUND BALANCE - Beginning</i>	\$567,019		\$1,000,409	
<i>FUND BALANCE - Ending</i>	<u>\$586,080</u>		<u>\$863,833</u>	

Bannon Lakes
Community Development District
DEBT SERVICE FUND - 2021
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

	<i>Proposed Budget</i>	<i>Prorated Thru 06/30/21</i>	<i>Actual Thru 06/30/21</i>	<i>Variance</i>
<u>REVENUES:</u>				
<i>Interest Income</i>	\$0	\$0	\$2	\$2
<i>Special Assessments</i>	\$0	\$0	\$0	\$0
<i>Prepayments</i>	\$0	\$0	\$0	\$0
<i>TOTAL REVENUES</i>	\$0	\$0	\$2	\$2
<u>EXPENDITURES:</u>				
<u>Series 2021</u>				
<i>Interest Expense - 11/01</i>	\$0	\$0	\$0	\$0
<i>Principal Expense - 11/01</i>	\$0	\$0	\$0	\$0
<i>Principal Expense - 11/01 (Prepayment)</i>	\$0	\$0	\$0	\$0
<i>Interest Expense - 05/01</i>	\$67,511	\$67,511	\$67,511	(\$0)
<i>Principal Expense - 05/01 (Prepayment)</i>	\$0	\$0	\$0	\$0
<i>TOTAL EXPENDITURES</i>	\$67,511	\$67,511	\$67,511	(\$0)
<u>OTHER SOURCES/(USES)</u>				
<i>Bond Proceeds</i>	\$406,749	\$406,749	\$406,749	\$0
<i>TOTAL OTHER SOURCES AND USES</i>	\$406,749	\$406,749	\$406,749	\$0
<i>EXCESS REVENUES (EXPENDITURES)</i>	\$339,238		\$339,239	
<i>FUND BALANCE - Beginning</i>	\$0		\$0	
<i>FUND BALANCE - Ending</i>	\$339,238		\$339,239	

Bannon Lakes
Community Development District
CAPITAL PROJECTS FUND - 2021
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

<i>Series</i> <i>2021</i>

REVENUES:

<i>Interest Income</i>	\$11
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<i>TOTAL REVENUES</i>	<i>\$11</i>
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EXPENDITURES:

<i>Capital Outlay</i>	\$4,630,131
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<i>Cost of Issuance Expense</i>	\$230,326
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<i>TOTAL EXPENDITURES</i>	<i>\$4,860,457</i>
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OTHER SOURCES/(USES)

<i>Bond Proceeds</i>	\$7,008,251
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<i>TOTAL OTHER SOURCES/(USES)</i>	<i>\$7,008,251</i>
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<i>EXCESS REVENUES (EXPENDITURES)</i>	<i>\$2,147,804</i>
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<i>FUND BALANCE - Beginning</i>	<i>\$0</i>
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<i>FUND BALANCE - Ending</i>	<i>\$2,147,804</i>
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Bannon Lakes
Community Development District
Capital Reserve Fund
Statement of Revenues & Expenditures
For the Period ending June 30, 2021

	<i>Adopted</i>	<i>Prorated</i>	<i>Actual</i>	
	<i>Budget</i>	<i>Thru 06/30/21</i>	<i>Thru 06/30/21</i>	<i>Variance</i>
<u>Revenues:</u>				
General Fund Transfer In	\$2,040	\$2,040	\$2,040	\$0
Total Revenues	\$2,040	\$2,040	\$2,040	\$0
<u>Expenditures</u>				
Capital Outlay	\$25,000	\$18,750	\$0	\$18,750
Other Current Charges	\$420	\$315	\$261	\$54
Total Expenditures	\$25,420	\$19,065	\$261	\$18,804
Excess Revenues (Expenditures)	(\$23,380)		\$1,779	
<u>OTHER SOURCES/(USES)</u>				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
Total Other	\$0	\$0	\$0	\$0
Net Change in Fund Balance	(\$23,380)		\$1,779	
Fund Balance - Beginning	\$39,018		\$33,023	
Fund Balance - Ending	\$15,638		\$34,803	

Bannon Lakes
Community Development District
Long Term Debt Report

Series 2016 Special Assessment Bonds		
Interest Rate:		4.5% -5.0%
Maturity Date:		11/1/48
Reserve Fund Definition:	50% of Max Annual Debt Service	
Reserve Fund Requirement:		\$372,212.50
Reserve Balance:		\$373,250.00
Bonds outstanding - 1/31/2016		\$11,850,000
Less: May 1, 2016		\$0
Less: May 1, 2019 (Prepayment)		(\$50,000)
Less: November 1, 2019		(\$190,000)
Less: November 1, 2019 (Prepayment)		(\$45,000)
Less: May 1, 2020 (Prepayment)		(\$140,000)
Less: November 1, 2020		(\$190,000)
Less: November 1, 2020 (Prepayment)		(\$135,000)
Less: May 1, 2021		(\$30,000)

Current Bonds Outstanding	\$11,070,000
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Series 20211 Special Assessment Bonds		
Interest Rate:		2.5% -4.0%
Maturity Date:		5/1/51
Reserve Fund Definition:	50% of Max Annual Debt Service	
Reserve Fund Requirement:		\$207,150.00
Reserve Balance:		\$207,151.05
Bonds outstanding - 1/31/2016		\$7,415,000

Current Bonds Outstanding	\$7,415,000
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B.

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021 ASSESSMENT RECEIPTS

ASSESSED	# UNITS	SERIES 2016 DEBT SERVICE NET	FY21 O&M NET	TOTAL ASSESSED
RREF III-P-EP ARAGON INVESTMENTS LLC (ACRES)	65.57	-	27,627.53	27,627.53
RREF III-P-EP CYPRESS CREEK FARMS LLC (ACRES)	68.86	-	29,013.76	29,013.76
RREF III-P-EP BANNON LAKES JV LLC (ACRES)	7.67	-	3,231.71	3,231.71
SUBTOTAL ADMIN O&M	142.10	-	59,873.00	59,873.00
TAX ROLL ASSESSED	536	749,660.16	444,880.00	1,194,540.16
TOTAL ASSESSED		749,660.16	504,753.00	1,254,413.16

DUE / RECEIVED	BALANCE DUE	SERIES 2016 DEBT SERVICE RECEIVED	O&M RECEIVED	TOTAL RECEIVED
RREF III-P-EP ARAGON INVESTMENTS LLC (ACRES)	20,720.65	-	6,906.88	6,906.88
RREF III-P-EP CYPRESS CREEK FARMS LLC (ACRES)	21,760.32	-	7,253.44	7,253.44
RREF III-P-EP BANNON LAKES JV LLC (ACRES)	2,423.78	-	807.93	807.93
SUBTOTAL ADMIN O&M	44,904.75	-	14,968.25	14,968.25
TAX ROLL RECEIPTS	(4,352.87)	752,391.91	446,501.12	1,198,893.03
TOTAL RECEIPTS	40,551.88	752,391.91	461,469.37	1,213,861.28

DIRECT INVOICES DUE IN INSTALLMENTS OF 25% DUE 10/15/20, 1/1/21, 4/1/21, 7/1/21

LENNAR PHASE 4B DOES NOT HAVE BOND DEBT ISSUED AT THIS TIME ANTICIPATED ISSUE DURING FY21

THERE IS AN ADDITIONAL \$85,076 DUE FOR DEVELOPER CONTRIBUTION

TAX ROLL RECEIPTS

DISTRIBUTION	DATE	SERIES 2016 DEBT SERVICE RECEIVED	O&M RECEIVED	TOTAL RECEIVED
1	11/02/20	2,425.52	1,439.40	3,864.92
2	11/12/20	14,255.71	8,459.94	22,715.65
3	11/24/20	52,250.89	31,007.88	83,258.77
4	12/04/20	84,070.84	49,891.18	133,962.02
5	12/16/20	110,782.59	65,743.07	176,525.66
6	01/07/21	371,608.08	220,527.93	592,136.01
INTEREST	01/19/21	28.45	16.88	45.33
7	02/22/21	95,853.58	56,883.56	152,737.14
8	03/11/21	9,767.80	5,796.62	15,564.42
INTEREST	04/08/21	6.17	3.66	9.83
9	04/13/21	2,844.95	1,688.32	4,533.27
DELQ & TAX CERTIFICATES	06/15/21	8,497.33	5,042.68	13,540.01
		-	-	
		-	-	
		-	-	
TOTAL TAX ROLL RECEIPTS		752,391.91	446,501.12	1,198,893.03

PERCENT COLLECTED DIRECT	0.00%	25.00%	25.00%
PERCENT COLLECTED TAX ROLL	100.36%	100.36%	100.36%
PERCENT COLLECTED TOTAL	100.36%	91.42%	96.77%

C.

**Bannon Lakes
Community Development District**

Check Run Summary

5/1/21 - 6/30/21

<i>Date</i>	<i>Check Numbers</i>	<i>Amount</i>	<i>Amount</i>
<i>General Fund</i>			
5/1/21 - 5/30/21	843-863	\$53,815.83	
6/1/21 - 6/30/21	864-878	\$34,083.55	
	<i>Total Checks</i>		<i>\$87,899.38</i>
5/19/21	St Johns County Utility Dept	\$4,392.42	
5/19/21	AT&T	\$214.81	
5/27/21	FPL	\$1,872.83	
5/27/21	AT&T	\$217.95	
6/18/21	St Johns County Utility Dept	\$2,868.86	
6/18/21	AT&T	\$214.81	
6/28/21	FPL	\$1,934.09	
6/28/21	AT&T	\$217.95	
	<i>Total Paid Electronically</i>		<i>\$11,933.72</i>
<i>Total General Fund</i>			<i>\$99,833.10</i>

* Fedex Invoices will be available upon request

AP300R		YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER										RUN 7/26/21		PAGE 1	
*** CHECK DATES 05/01/2021 - 06/30/2021 ***		BANNON LAKES - GENERAL FUND													
		BANK A BANNON LAKES-GENERAL													
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME				STATUS	AMOUNT	.....CHECK..... AMOUNT #				
5/03/21	00056	4/22/21 04222021	202104 300-53800-10000 FY21 CAPITAL RES FUND BUD	BANNON LAKES CDD - CAPITAL RESERVE				*	2,040.00	2,040.00	000843				
5/03/21	00005	3/01/21 121062	202101 310-51300-31500 JAN GENERAL COUNSEL	HOPPING GREEN & SAMS				*	779.00	779.00	000844				
5/03/21	00005	1/29/21 120201	202012 310-51300-31500 DEC GENERAL COUNSEL	HOPPING GREEN & SAMS				*	344.50	344.50	000845				
5/03/21	00005	3/30/21 121702	202102 310-51300-31500 FEB GENERAL COUNSEL	HOPPING GREEN & SAMS				*	981.50	981.50	000846				
5/03/21	00064	4/21/21 04212021	202104 300-15500-10000 MEETING ROOM RENTAL 6/2	RENAISSANCE RESORT				*	312.50	312.50	000847				
5/03/21	00018	4/16/21 687-1134	202105 320-57200-45800 MAY REFUSE	REPUBLIC SERVICES #687				*	425.55	425.55	000848				
5/03/21	00014	4/16/21 112	202103 320-57200-45310 MAR JANITORIAL SUPPLIES	RIVERSIDE MANAGMENT SERVICES, INC				*	213.71	2,565.22	000849				
		4/16/21 112	202103 320-57200-60000 MAR REPAIRS & MAINTENANC					*	2,351.51						
5/03/21	00002	3/31/21 I0334599	202103 310-51300-48000 REQUISITION OF PROP 3/24	THE ST AUGUSTINE RECORD				*	229.89	229.89	000850				
5/13/21	00067	4/26/21 2021688	202104 320-57200-63000 LOCINOX LATCHES-CAPITAL	ARMSTRONG FENCE COMPANY				*	2,114.00	2,114.00	000851				
5/13/21	00067	4/27/21 20210692	202104 320-57200-63000 PVC RANCH RAIL-CAPITAL	ARMSTRONG FENCE COMPANY				*	1,276.00	1,276.00	000852				
5/13/21	00030	4/22/21 1060252	202104 320-57200-54500 APR PEST CONTROL	FREEDOM PEST CONTROL				*	150.00	150.00	000853				
BANL -BANNON LAKES- BPEREGRINO															

BANL -BANNON LAKES- BPEREGRINO

*** CHECK DATES 05/01/2021 - 06/30/2021 ***
 BANNON LAKES - GENERAL FUND
 BANK A BANNON LAKES-GENERAL

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
6/07/21	00005	4/30/21 122660	202103 310-51300-31500	MAR GENERL COUNSEL	*	941.00	
				HOPPING GREEN & SAMS			941.00 000869
6/07/21	00018	5/16/21 687-1140	202106 320-57200-45800	JUNE REFUSE	*	425.55	
				REPUBLIC SERVICES #687			425.55 000870
6/14/21	00017	6/01/21 583510	202106 330-53800-46800	JUNE LAKE MAINTENANCE	*	650.00	
				LAKE DOCTORS, INC.			650.00 000871
6/14/21	00013	5/31/21 11933	202105 330-53800-46200	MAY IRRIGATION MAINTENANC	*	384.50	
				LANDCARE GROUP, INC.			384.50 000872
6/14/21	00013	6/01/21 11900	202106 330-53800-46200	JUNE LANDSCAPE MAINT	*	12,642.14	
				LANDCARE GROUP, INC.			12,642.14 000873
6/14/21	00014	6/03/21 115	202104 320-57200-60000	APRIL PRESSURE WASHING	*	1,300.00	
				RIVERSIDE MANAGMENT SERVICES, INC			1,300.00 000874
6/14/21	00014	6/01/21 113	202106 320-57200-45300	JUNE JANITORIAL SERVICES	*	583.33	
		6/01/21 113	202106 320-57200-45200	JUNE POOL MAINTENANCE SRV	*	910.50	
		6/01/21 113	202106 320-57200-46001	JUNE CONTRACT ADMIN	*	1,596.50	
		6/01/21 113	202106 320-57200-34000	JUNE FACILITY MANAGEMENT	*	5,000.00	
				RIVERSIDE MANAGMENT SERVICES, INC			8,090.33 000875
6/23/21	00030	6/16/21 1064359	202106 320-57200-54500	JUNE PEST CONTROL	*	150.00	
				FREEDOM PEST CONTROL			150.00 000876
6/23/21	00030	6/16/21 1064377	202106 320-57200-54500	JUNE RODENT CONTROL	*	100.00	
				FREEDOM PEST CONTROL			100.00 000877
6/23/21	00014	6/15/21 116	202106 320-57200-51000	OFFICE SUPPLIES	*	425.00	
		6/15/21 116	202106 320-57200-45310	JUNE JANITORIAL SUPPLIES	*	156.28	

BANL -BANNON LAKES- BPEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
6/15/21	116		202106 320-57200-60100		*	354.68	
			JUNE FITNESS RPRS & SUPPL				
6/15/21	116		202106 320-57200-60000		*	1,953.15	
			JUNE REPAIRS & MAINTENANC				
				RIVERSIDE MANAGMENT SERVICES, INC			2,889.11 000878
						TOTAL FOR BANK A	87,899.38
						TOTAL FOR REGISTER	87,899.38

Bannon Lakes
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
April 22, 2021	\$2,040.00	Jim Oliver

Payable to:

Bannon Lakes CDD Capital Reserve #56

Date Check Needed:

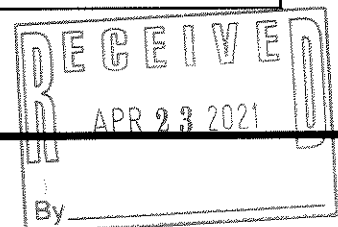
Budget Category:

ASAP	1.300.53800.10000
------	-------------------

Intended Use of Funds Requested:

FY21 Capital Reserve Fund Budget Transfer

(Attach supporting documentation for request.)



Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

March 1, 2021

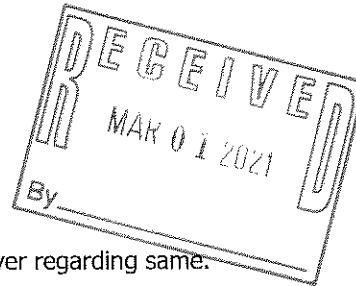
5A 1,310.513.315

Bannon Lakes Community Development District
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 121062
Billed through 01/31/2021

General Counsel

BLCDD 00001 WSH



FOR PROFESSIONAL SERVICES RENDERED

01/05/21	WSH	Prepare for Board meeting; confer with Oliver regarding same.	0.70 hrs
01/06/21	WSH	Prepare for and participate in Board meeting.	0.40 hrs
01/25/21	WSH	Prepare for and participate in special meeting.	0.50 hrs
01/27/21	WSH	Review minutes; confer with Oliver regarding meeting follow up.	0.60 hrs
01/28/21	WSH	Confer with Stephens regarding agenda for February meeting.	0.30 hrs
01/29/21	JLK	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation.	0.30 hrs
Total fees for this matter			\$779.00

MATTER SUMMARY

Kilinski, Jennifer L.	0.30 hrs	305 /hr	\$91.50
Haber, Wesley S.	2.50 hrs	275 /hr	\$687.50

TOTAL FEES \$779.00

TOTAL CHARGES FOR THIS MATTER \$779.00

BILLING SUMMARY

Kilinski, Jennifer L.	0.30 hrs	305 /hr	\$91.50
Haber, Wesley S.	2.50 hrs	275 /hr	\$687.50

TOTAL FEES \$779.00

TOTAL CHARGES FOR THIS BILL \$779.00

Please include the bill number with your payment.

=====

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

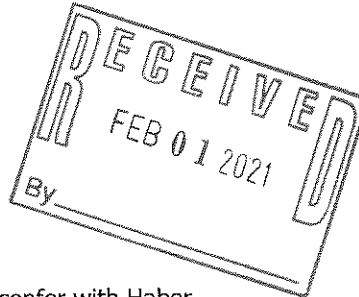
STATEMENT

January 29, 2021

Bannon Lakes Community Development District
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 120201
Billed through 12/31/2020

General Counsel
BLCDD 00001 WSH



5A
1,310,513,315

FOR PROFESSIONAL SERVICES RENDERED

12/08/20	KFJ	Prepare special meeting notice; confer with Haber.	0.40 hrs
12/11/20	WSH	Confer with Stephens regarding agreement for lake maintenance.	0.40 hrs
12/14/20	KFJ	Correspond with district manager regarding pond maintenance agreement.	0.20 hrs
12/18/20	KFJ	Correspond with district manager regarding pond maintenance agreement.	0.20 hrs
12/23/20	WSH	Review and revise agreement for lake maintenance.	0.40 hrs
12/31/20	EGRE	Research application of E-Verify law; prepare memorandum regarding same.	0.10 hrs
Total fees for this matter			\$344.50

MATTER SUMMARY

Gregory, Emma C.	0.10 hrs	245 /hr	\$24.50
Jusevitch, Karen F.- Paralegal	0.80 hrs	125 /hr	\$100.00
Haber, Wesley S.	0.80 hrs	275 /hr	\$220.00

TOTAL FEES \$344.50

TOTAL CHARGES FOR THIS MATTER \$344.50

BILLING SUMMARY

Gregory, Emma C.	0.10 hrs	245 /hr	\$24.50
Jusevitch, Karen F.- Paralegal	0.80 hrs	125 /hr	\$100.00
Haber, Wesley S.	0.80 hrs	275 /hr	\$220.00

TOTAL FEES \$344.50

TOTAL CHARGES FOR THIS BILL \$344.50

=====

Please include the bill number with your payment.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

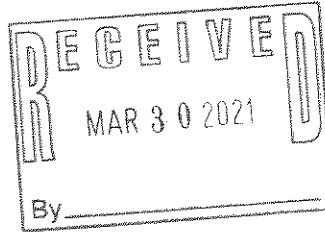
March 30, 2021

Bannon Lakes Community Development District
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 121702
Billed through 02/28/2021

General Counsel

BLCDD 00001 WSH



FOR PROFESSIONAL SERVICES RENDERED

02/02/21	WSH	Prepare for Board meeting; confer with Oliver.	0.50 hrs
02/03/21	WSH	Prepare for and participate in Board meeting.	1.20 hrs
02/05/21	WSH	Confer with Oliver regarding revisions to amenity policies.	0.20 hrs
02/09/21	KFJ	Prepare distribution list and transmit legislative newsletter.	0.30 hrs
02/18/21	WSH	Confer with Oliver regarding revisions to amenity center rules.	0.20 hrs
02/22/21	WSH	Review revisions to amenity policies; confer with Oliver regarding same.	0.70 hrs
02/23/21	WSH	Confer with Oliver regarding amenity center registration form.	0.30 hrs
02/26/21	JLK	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation.	0.30 hrs
Total fees for this matter			\$981.50

MATTER SUMMARY

Kilinski, Jennifer L.	0.30 hrs	305 /hr	\$91.50
Jusevitch, Karen F.- Paralegal	0.30 hrs	125 /hr	\$37.50
Haber, Wesley S.	3.10 hrs	275 /hr	\$852.50

TOTAL FEES \$981.50

TOTAL CHARGES FOR THIS MATTER

\$981.50

BILLING SUMMARY

Kilinski, Jennifer L.	0.30 hrs	305 /hr	\$91.50
Jusevitch, Karen F.- Paralegal	0.30 hrs	125 /hr	\$37.50
Haber, Wesley S.	3.10 hrs	275 /hr	\$852.50

TOTAL FEES \$981.50

TOTAL CHARGES FOR THIS BILL

\$981.50

5A

1-310-573-315

=====

Please include the bill number with your payment.

Renaissance Resort
at the World Golf Village

500 South Legacy Trail
St Augustine FL 32092
Phone: 904-940-8606 Fax: 904-940-8682

Invoice # 5315

INVOICE

Customer

Name Bannon Lakes Board Meeting
Attn Shelby Stephens
Address 475 W Town Place, Suite 114
City Saint Augustine, FL

Date 4/21/2021

Qty	Description	Charged
1	Meeting Room Rental - Event Date 6/2/2021 25% Service Charge	\$250.00 \$62.50
<div>RECEIVED APR 23 2021 64A 1,300.155,100</div> <div>Six Mile Creek Community Development District Tax Exempt #85-8013854049C-1</div>		

SUB-TOTAL \$312.50

Payment Details

- ☐ Direct Bill
☐ Credit Card
☒ Check

Amount Due \$312.50



8619 Western Way
Jacksonville FL 32256-036060

Customer Service (904) 731-2456
RepublicServices.com/Support

Important Information

It's easy to go paperless! Sign up for Paperless Billing at RepublicServices.com and enjoy the convenience of managing your account anytime, anywhere, on any device.

0687 10861

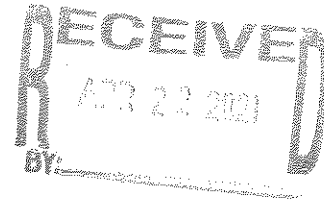
Account Number 3-0687-0010861
Invoice Number 0687-001134020
Invoice Date April 16, 2021
Past Due on 04/16/21 **\$355.55**
Payments/Adjustments **\$0.00**
Current Invoice Charges **\$425.55**

Total Amount Due	Payment Due Date
\$781.10	Past Due

CURRENT INVOICE CHARGES

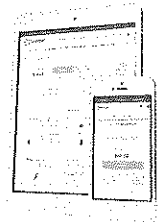
Description	Reference	Quantity	Unit Price	Amount
Bannon Lakes Cdd 435 Bannon Lakes Dr CSA A172389154				
St. Augustine, FL Contract: 9687022 (C51)				
1 Waste Container 6 Cu Yd, 1 Lift Per Week				
Pickup Service 05/01-05/31			\$297.10	\$297.10
Administrative Fee				\$5.95
Total Fuel/Environmental Recovery Fee				\$102.61
Total Franchise - Local				\$19.89
CURRENT INVOICE CHARGES, Due by May 06, 2021				\$425.55

May Refuse
1.300.15500.10000
18A



Simple account access at your fingertips.

Download the Republic Services app or visit RepublicServices.com today.



Past Due	30 Days	60 Days	90+ Days
	\$355.55	\$0.00	\$0.00



8619 Western Way
Jacksonville FL 32256-036060

Please Return This
Portion With Payment

Total Enclosed

425.55

Return Service Requested

Total Amount Due **\$781.10**
Payment Due Date **Past Due**
Account Number **3-0687-0010861**
Invoice Number **0687-001134020**



For Billing Address Changes,
Check Box and Complete Reverse

Make Checks Payable To:



00012424
M104

BANNON LAKES CDD
LOUIS COWLING
475 W TOWN PL
STE 114
ST AUGUSTINE FL 32092-3648



REPUBLIC SERVICES #687
PO BOX 9001099
LOUISVILLE KY 40290-1099

30687001086100000011340200000425550000781108

9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice #: 112
Invoice Date: 4/16/2021
Due Date: 4/16/2021
Case:
P.O. Number:

Bannon Lakes CDD
9655 Florida Mining Blvd W
Suite 305
Jacksonville, FL 32257

4/22/21
OK

**BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MARCH 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/2/21	6	B.H.	Cleaned dumpster area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
3/4/21	6	B.H.	Installed no trespassing sign, removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots
3/9/21	6.5	B.H.	Pressure washed pavilion, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
3/11/21	7	B.H.	Fixed windcreens, removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots
3/16/21	6.5	B.H.	Pressure washed sidewalk, checked and changed all trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
3/18/21	6	B.H.	Arranged pool furniture, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
3/23/21	6	B.H.	Changed water fountain filter, removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots
3/25/21	6.5	B.H.	Pressure washed sidewalk, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas, picked up supplies
3/25/21	6.5	D.J.	Pressure washed pavilion, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas with B.H.
3/30/21	3	B.H.	Pressure washed dumpster area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
3/30/21	4	D.J.	Pressure washed dumpster area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas with B.H.

TOTAL 64

MILES 83

*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 04/05/21

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
BL				
BANNON LAKES	3/3/21	No Trespassing Sign	22.71	B.S.
	3/16/21	Gym Wipes 4 Rolls of 800 (2)	183.98	A.L.
	3/16/21	Hand Soap	11.36	B.H.
	3/16/21	13 Gallon Trash Bags 140ct	18.37	B.H.
	3/25/21	Topsoil (2)	5.68	B.H.
	3/25/21	Toilet Paper 12 rolls	14.92	B.H.
	3/25/21	9W (60W) LED 8pk	11.43	B.H.
	3/30/21	Padlock	13.77	B.S.
	3/30/21	Safety Hasp	6.07	B.S.
		TOTAL	<u><u>\$288.28</u></u>	

10	11	12	13	14	15	16	17	18	19
START STOP	NEWSPAPER REFERENCE	DESCRIPTION	PRODUCT	SAU SIZE	BILLED UNITS	TIMES RUN	RATE	AMOUNT	
02/28		Balance Forward						\$166.04	
03/05	P165968	Payment - Lockbox 813						\$-166.04	
03/24 03/24	I03345999-03242021	Affidavit						\$10.00	
03/24 03/24	I03345999-03242021	GOLF PARKWAY	SA St Augustine Record	1.00 x 12.2500	12.25	1	\$8.98	\$110.01	
03/24 03/24	I03345999-03242021	GOLF PARKWAY	SA St Aug Record Online	1.00 x 12.2500	12.25	1	\$8.97	\$109.88	
PREVIOUS AMOUNT OWED:				\$166.04					
NEW CHARGES THIS PERIOD:				\$229.89					
CASH THIS PERIOD:				(\$166.04)					
DEBIT ADJUSTMENTS THIS PERIOD:				\$0.00					
CREDIT ADJUSTMENTS THIS PERIOD:				\$0.00					
We appreciate your business.									

Requisition
of Proposal
3.24.21

1,310,513.480

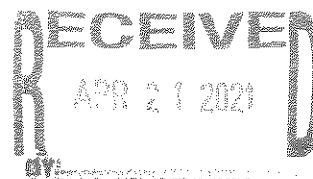
21A

RECEIVED
APR 21 2021

*Requisition
of Proposal
3.24.21*

1,310,513.480

2A



INVOICE AND STATEMENT OF ACCOUNT

AGING OF PAST DUE ACCOUNTS

* UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE



21 CURRENT NET AMOUNT	22 30 DAYS	60 DAYS	OVER 90 DAYS	* UNAPPLIED AMOUNT	23 TOTAL AMOUNT DUE
\$229.89	\$0.00	\$0.00	\$0.00	\$0.00	\$229.89

ADVERTISER INFORMATION					
1 BILLING PERIOD	6 BILLED ACCOUNT NUMBER	7 ADVERTISER/CLIENT NUMBER	2 ADVERTISER/CLIENT NAME		
03/01/2021 - 03/31/2021	15652	15652	BANNON LAKES CDD - GMS		

MAKE CHECKS PAYABLE TO

The St. Augustine Record Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

Payment is due upon receipt.

The St. Augustine Record

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

The St. Augustine Record Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

ADVERTISING INVOICE and STATEMENT

1 BILLING PERIOD		2 ADVERTISER/CLIENT NAME	
03/01/2021 - 03/31/2021		BANNON LAKES CDD - GMS	
COMPANY	23 TOTAL AMOUNT DUE	* UNAPPLIED AMOUNT	3 TERMS OF PAYMENT
SA 7	\$229.89	\$0.00	NET 15 DAYS

21 CURRENT NET AMOUNT	22 30 DAYS	60 DAYS	OVER 90 DAYS
\$229.89	\$0.00	\$0.00	\$0.00

4 PAGE #	5 BILLING DATE	6 BILLED ACCOUNT NUMBER	7 ADVERTISER/CLIENT NUMBER	24 STATEMENT NUMBER
	03/31/2021	15652	15652	0000086712

8 BILLING ACCOUNT NAME AND ADDRESS

9 REMITTANCE ADDRESS



7
8 - 2267

BANNON LAKES CDD - GMS
 475 W TOWN PL STE 114
 SAINT AUGUSTINE FL 32092-3649



The St. Augustine Record
 Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

THE ST. AUGUSTINE RECORD
Affidavit of Publication

BANNON LAKES CDD - GMS
475 W TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15652
AD# 0003345999-01

PO#

PUBLISHED EVERY MORNING SUNDAY THROUGH SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a **REQUISITION OF PROPOSALS** in the matter of **GOLF PARKWAY** was published in said newspaper on **03/24/2021**.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

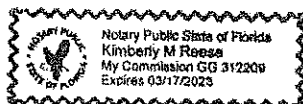
Sworn to (or affirmed) and subscribed before me by means of

☒ physical presence or
☐ online notarization

this _____ day of 03/29/21

by [Signature] who is personally known to
me or who has produced as identification

[Signature]
(Signature of Notary Public)



BANNON LAKES COMMUNITY
DEVELOPMENT DISTRICT
REQUEST FOR PROPOSAL FOR
BANNON LAKES INTERNATIONAL
GOLF PARKWAY FOREMAIN
EXTENSION INFRASTRUCTURE
PROJECT

Notice is hereby given that the Bannon Lakes Community Development District ("District") will receive proposals for the following District project:

BANNON LAKES INTERNATIONAL
GOLF PARKWAY FOREMAIN
EXTENSION INFRASTRUCTURE
PROJECT

The contract will require contractors to provide for the construction, labor, materials, and equipment necessary to construct the extension of 7,700 linear feet of 16-inch boremain and other associated scopes as more particularly described in the Project Manual and in accordance with the plans and specifications.

The Project Manual, consisting of the proposal package, contract, proposal form, plans, and other materials, will be available for public inspection and may be obtained beginning March 22, 2021 at 1:00 p.m. from England-Thoms & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32226 (904) 642-8390. Prospective proposers should email orders to Jason Crows, jcrow@etm-inc.com and Alex Jacoby, ajacob@etm-inc.com to obtain a link to download the Project Manual.

There will be a pre-bid proposal conference at England-Thoms & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32226, on April 2, 2021 at 2:00 p.m.

Proposals will be evaluated in accordance with the criteria included in the Project Manual. The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause, provide for the delivery of the project in phases, and waive minor or technical irregularities in any proposal, as it deems appropriate. If it determines in its discretion that it is in the District's best interests to do so. A protest of the Project Manual, including the terms and specifications, must be filed with the District within 72 hours of pickup of the Project Manual, together with a protest bond in a form acceptable to the District and in the amount of \$50,000.00. In the event the protest is successful, the protest bond shall be refunded to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. Failure to timely file a protest will result in a waiver of proceedings under Chapter 119, Florida Statutes, and other law.

Firms desiring to provide construction services for the referenced project must submit one original and eight copies of the required proposal no later than 12:00 a.m. on April 28, 2021 at the offices of England-Thoms & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32226. The District's Engineer will conduct a special public meeting at that place and time to publicly open the proposals. No official action will be taken at the meeting. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law including but not limited to Chapter 119, Florida Statutes. A copy of the agenda for the meeting may be obtained from the District Engineer, at England-Thoms & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32226, or Jason Crows, jcrow@etm-inc.com. The meeting may be cancelled in progress without additional notice at a time, date, and location stated on the record. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting Governmental Management Services, LLC, the District Manager, at (904) 640-2650, or at 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Proposals shall be in the form provided in the Project Manual and submitted in a sealed envelope pursuant to the instructions to Proposers. The District reserves the right to return unopened to the Proposer any proposals received at

For the time and date stipulated above.
Each proposal shall remain binding for
a minimum of one hundred and twenty
(120) days after the proposal opening.

The successful Proposer will be required
upon award to furnish a payment and
performance bond for one hundred per-
cent (100%) of the value of the contract,
with a Surety acceptable to the District,
in accordance with section 265.02, Flor-
ida Statutes.

All questions regarding the Project Man-
ual or this project shall be directed in
writing only to Englund-Thoms & Mil-
ler, LLC, 14775 Old St. Augustine Road,
Jacksonville, Florida 32256, or Jason
Crews, CrewsJ@etmllc.com. No phone
inquiries please.
0003345999, March 24, 2021



3226 Talleyrand Ave.
Jacksonville, FL 32206

Phone Number: (904) 356-2333

Invoice Date
4/26/2021

Invoice #
20210688

INVOICE

Job At:

BANNON LAKES DOG PARK
ST. AUGUSTINE, FL 32095

Bill To:

RIVERSIDE MANAGEMENT SERVICES
9655 FLORIDA MINING BLVD W.
BLDG 300 STE 305
JACKSONVILLE, FL 32257

**PLEASE PAY
THIS AMOUNT** ▶▶▶▶ **\$2,114.00**

Make checks payable to: **Armstrong Fence Company**

Project Name:	RMS- BANNON LAKES DOG PARK
----------------------	----------------------------

P.O. No.	Terms	Due Date	Rep
	Due on receipt	4/26/2021	AGW

Description	Qty	Rate	Amount
PROVIDE AND INSTALL (2) LOCINOX LATCHES. <i>B. Stephens 4-26-21</i> <i>Capital Projects</i> <i>001.320.57200.63000</i> <i>67A</i>	1	2,114.00	2,114.00

RECEIVED
APR 26 2021
By _____

Thank you choosing Armstrong Fence Co!
FOLLOW US. LIKE US. REVIEW US. REFER US.
armstrong-fence.com

For Billing Inquiries Call (904) 356-2333

Subtotal	\$2,114.00
Sales Tax (7.5%)	\$0.00
Total	\$2,114.00
Payments/Credits	\$0.00
Balance Due	\$2,114.00



3226 Talleyrand Ave.
Jacksonville, FL 32206

Phone Number: (904) 356-2333

Invoice Date
4/27/2021

Invoice #
20210692

INVOICE

Job At:

BANNON LAKES DOG PARK
ST. AUGUSTINE, FL 32095

Bill To:

RIVERSIDE MANAGEMENT SERVICES
9655 FLORIDA MINING BLVD W.
BLDG 300 STE 305
JACKSONVILLE, FL 32257

**PLEASE PAY
THIS AMOUNT ▶▶▶▶ \$1,276.00**

Make checks payable to: **Armstrong Fence Company**

Project Name:	RMS- BANNON LAKES DOG PARK
---------------	----------------------------

P.O. No.	Terms	Due Date	Rep
	Due on receipt	4/27/2021	AGW

Description	Qty	Rate	Amount
PROVIDE AND INSTALL PVC RANCH RAIL PER CONTRACT. <i>B. Hight 4-28-21 Capital Projects 001. 320.57200.63000 67A</i>	1	1,276.00	1,276.00



Thank you choosing Armstrong Fence Co!
FOLLOW US. LIKE US. REVIEW US. REFER US.
armstrong-fence.com

For Billing Inquiries Call (904) 356-2333

Subtotal	\$1,276.00
Sales Tax (7.5%)	\$0.00
Total	\$1,276.00
Payments/Credits	\$0.00
Balance Due	\$1,276.00

FREEDOM PEST CONTROL

904-272-BUGS (2847)

INFO@FREEDOMPESTCONTROLFL.COM

3600 Peoria Rd. Suite 103

Orange Park, FL 32065



Service Slip/Invoice

INVOICE: 1060252
DATE: 4/22/2021
ORDER: 1060252

Bill To: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work

Location: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work Date	Time	Target Pest	Technician	Time In
4/22/2021	10:11 AM		2MARCUS	
Purchase Order	Terms	Last Service	Map Code	Time Out
	DUE UPON RECEIPT	4/22/2021		

Lic:JE276424

Service	Description	Price
MONTHLY	Monthly Pest Control	150.00
		SUBTOTAL \$150.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$150.00
		AMOUNT DUE \$150.00

B. Hup 4-22-21
Pest Control
001.320.57200.54506

30A



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

**FREEDOM
PEST CONTROL**

904-272-BUGS (2847)

INFO@FREEDOMPESTCONTROLFL.COM

**3600 Peoria Rd. Suite 103
Orange Park, FL 32065**



Service Slip/Invoice

INVOICE: 1060449
DATE: 4/22/2021
ORDER: 1060449

Bill To: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work
Location:

[106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work Date	Time	Target Pest	Technician		Time In
4/22/2021	09:21 AM		2MARCUS	Marcus Lopez	
Purchase Order	Terms	Last Service	Map Code		Time Out
	DUE UPON RECEIPT	4/22/2021		Lic:JE276424	

Service	Description	Price
RODENT	Rodent Control	100.00
<p><i>BAHuph 4-22-21</i> <i>Pest Control</i> <i>001.320.57200.54500</i></p> <p><i>30A</i></p>		SUBTOTAL \$100.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$100.00
		AMOUNT DUE \$100.00



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

Governmental Management Services, LLC1001 Bradford Way
Kingston, TN 37763**Invoice**

Invoice #: 77

Invoice Date: 5/1/21

Due Date: 5/1/21

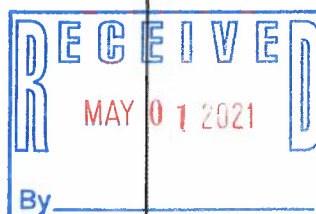
Case:

P.O. Number:

Bill To:Bannon Lakes CDD
475 West Town Place
Suite 114
St. Augustine, FL

3A

Description	Hours/Qty	Rate	Amount
Management Fees - May 2021 1.310.513.340		3,750.00	3,750.00
Website Administration - May 2021 1.310.513.530		100.00	100.00
Information Technology - May 2021 1.310.513.357		144.42	144.42
Dissemination Agent Services - May 2021 1.310.513.316		583.33	583.33
Office Supplies 1.310.513.510		0.36	0.36
Postage 1.310.513.420		43.54	43.54
Copies 1.310.513.425		29.85	29.85

**Total** \$4,651.50**Payments/Credits** \$0.00**Balance Due** \$4,651.50

INVOICE



3543 State Road 419, Winter Springs, FL 32708
PH: 800-666-5253

Bill To

BANNON LAKES CDD
GMS MANAGEMENT
475 WEST TOWN PLACE
SUITE 114
ST AUGUSTINE, FLORIDA 32092

Invoice #	576987
Account #	723475
Invoice Date	5/1/2021
Due Date	5/11/2021
Rep	MAS

Invoice Questions:
Lakes@lakedoctors.com
Payment Questions:
Payments@lakedoctors.com

Purchase Order Number**Terms****Invoice Date Reflects Month of
Service Provided**

NET 10 DAYS

Item**Description****Amount**

Monthly Water Management Service (R)

650.00

may Lake maintenance
1,330.538.468
17A

**Customer Total Balance** \$650.00

Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill
payer service. Thank you!

Total Invoice**\$650.00**

To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit www.lakedoctors.com for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

Bill To

BANNON LAKES CDD
GMS MANAGEMENT
475 WEST TOWN PLACE
SUITE 114
ST AUGUSTINE, FLORIDA 32092

Amount Enclosed**Invoice #** 576987**Account #** 723475**Date** 5/1/2021

Go Green! Contact us at Payments@lakedoctors.com to
have your invoices emailed.

**For address and contact updates, please email us at
Frontdesk@lakedoctors.com.**

**The Lake Doctors, Inc.
3543 State Road 419
Winter Springs, FL 32708**

IF PAYING BY CREDIT CARD, FILL OUT BELOW
____ Mastercard ____ Visa ____ American Express
Card # _____
Card Verification # _____
Exp. Date # _____
Print Name _____
Billing Address: ____ Check box if same as above

Signature _____



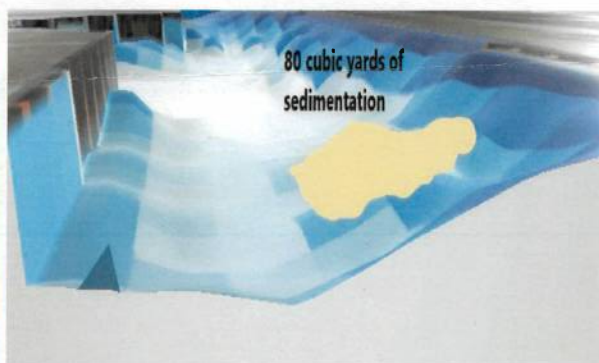
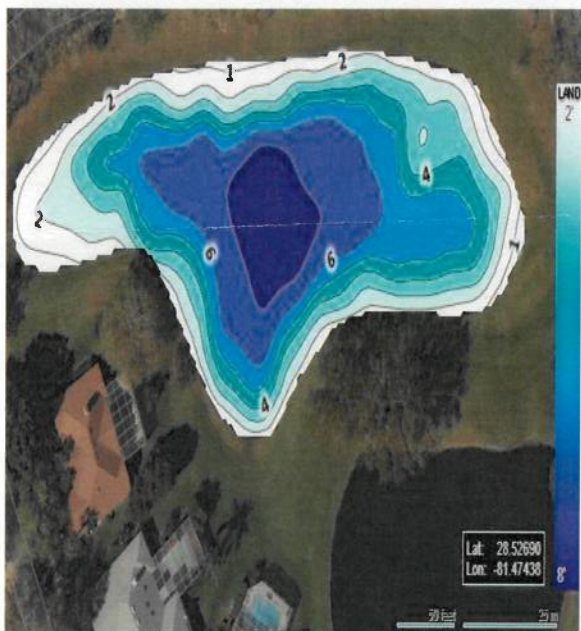
The Lake Doctors, Inc.
Aquatic Management Services

Corporate Offices
3543 State Road 419
Winter Springs, FL 32708
1-800-666-5253
lakes@lakedoctors.com
www.lakedoctors.com

Dear Customers,

With so many changes in regards to storm water requirements for Florida communities, we are offering our assistance. We are a pond and lake management company, but we are also a resource for many storm water issues your community may face such as erosion repair and restoration. We are certified to inspect and advise in regards to Best Management Practices (BMP)

for your storm water features to ensure compliance with Municipal requirements. Our inspections can include 2D and 3D contour mapping and GIS format reporting.



It is also a good time to consider beneficial plants. They serve a dual purpose of providing great coloring as well as functioning as great buffers for nutrient and sediment runoff.



Give us a call today to get the maximum potential out of your storm water areas.

Fabian J. Stern
The Lake Doctors, Inc.
Vice President of Sales
407-761-8924(cell)
407-327-1080 (office)
Julian.stern@lakedoctors.com

www.lakedoctors.com



Invoice

Terms	Date	Invoice #
Net 30	4/30/2021	11854

35 Enterprise Drive
Bunnell, FL 32110
(386) 586-3321

Bannon Lakes CDD
475 W. Town Place, Suite 114
St. Augustine, FL 32092

13A

Project			Project #
Bannon Lakes CDD			M101
Description	Quantity	Rate	Amount
Irrigation Maintenance Service for April - see attached list.	1	54.00	54.00
<p>BH Sept 5-7-21 IRRIGATION REPAIR 001.330.53800.46400</p>			
Attn. Brian Stephens			RECEIVED APR 30 2021 By
			Total \$54.00
			Payments/Credits \$0.00
			Balance Due \$54.00

Bannon Lakes CDD

<u>Date</u>	<u>Location</u>	<u>Description</u>	<u>Material</u>	<u>Labor</u>	<u>Total Cost</u>
4/5	Front Clock	(2) 1" couplings, 1 ft. 1" PVC	\$ 1.50	\$ 17.50	\$ 19.00
4/16	Amenity Center	1/2" poly coupling, (2) 6Ps, (2) nozzles	\$ 17.50	\$ 17.50	\$ 35.00
Total Due					\$ 54.00

Irrigation • Landscape • Maintenance
35 Enterprise Drive
Bunnell, FL 32110
(386) 586-3321

Invoice

Terms	Date	Invoice #
Net 30	5/1/2021	11831

Bannon Lakes CDD
475 W. Town Place, Suite 114
St. Augustine, FL 32092

Project			Project #
Bannon Lakes CDD			M101
Description	Quantity	Rate	Amount
Monthly maintenance for the month of May 13A B Hupt 5-4-21 LANDSCAPE MAINT. 001.330.53800.46200	1	12,642.14	12,642.14
		RECEIVED MAY 01 2021 By _____	
Attn. Brian Stephens		Total	\$12642.14
		Payments/Credits	\$0.00
		Balance Due	\$12,642.14



Invoice

Date
Invoice #4/14/2021
131295599158

1707 Townhurst Dr
Houston TX 77043
ar@poolsure.com
800-858-POOL (7665)
www.poolsure.com

Terms	Net 20
Due Date	5/4/2021
PO #	
Delivery Ticket #	Sales Order #1334258
Delivery Date	4/14/2021
Delivery Location	Bannon Lakes Pool
Customer #	13BAN025

Bill To
Riverside Management Services Bannon Lakes CDD 9655 Florida Minning Blvd West bldg 300 suite 305 Jacksonville FL 32257

Ship To	Bannon Lakes CDD 435 Bannon Lakes Blvd St. Augustine FL 32095
---------	---

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees.

Item ID	Item	Quantity	Units	Rate	Amount
115-300	Bleach Minibulk Delivered	250	gal	1.50	375.00
160-050	Pool Acid bulk by Gallon	45	gal	3.00	135.00
<p><i>Blended 4-21-21</i> <i>Pool Chemicals</i> <i>001.320, 57200, 45210</i></p> <p><i>19A</i></p>					

Subtotal 510.00
Shipping Cost (FEDEX GROUND) 0.00
Total 510.00
Amount Due \$510.00



Remittance Slip

Customer
13BAN025
Invoice #
131295599158

Amount Due \$510.00

Amount Paid _____

Make Checks Payable To
Poolsure
PO Box 55372
Houston, TX 77255-5372



131295599158

Bannon Lakes
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
May 19, 2021	\$12,618.92	Sheryl Fulks

Payable to:

Bannon Lakes CDD c/o BNY Mellon #37

Date Check Needed:	Budget Category:
ASAP	1-300-20700-10200

Intended Use of Funds Requested:

3/11/21 SJC Tax Dist 8 9,767.80
4/8/21 SJC Tax Dist Interest 6.17
4/14/21 SJC Tax Dist 9 2,844.95
12,618.92
(Attach supporting documentation for request.)

Beacon Electrical Contractors, Inc.

731 Duval Station Rd. Suite 107-306
Jacksonville, Florida 32218
Phone: 904-338-5394
Fax: 904-751-6583

35A

INVOICE #210318

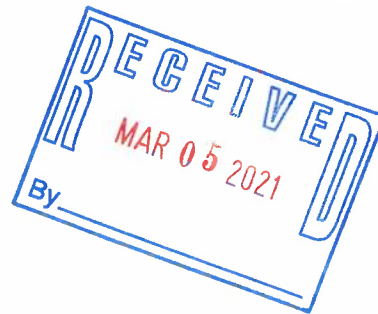
Date: 3-05-2021

To: Riverside Management Services, Inc.
9145 Narcoossee Road, Suite A206
Orlando, FL 32827

Attn: Brian Stephens

Phone:

Email: bstephens@riversidemngtsvc.com



WORK COMPLETED 3-5-2021 @ Bannon Lakes:

Labor and materials for:

- Change exterior time clock and GFCI. - 1-320-57200-6000
- Trouble shoot pole and pool lights pulled in new circuit, but unable to locate junction box. Discussed issue with Brian Stephens. 1-320-572-600

B. Stephens 4-19-21
REPAIRS & MAINT.
001.320.57200.6000

TOTAL INVOICE AMOUNT

\$ 3,200.00

All work has been completed in a workmanlike manner according to standard practices and the National Electrical Codes. All work has a *one-year warranty* effective as of the date of this invoice.

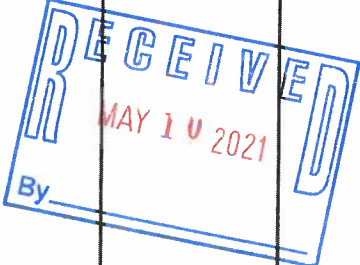
Riverside Management Services, Inc

9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice**Invoice #:** 111**Invoice Date:** 5/1/2021**Due Date:** 5/1/2021**Case:****P.O. Number:****Bill To:**

Bannon Lakes CDD
9655 Florida Mining Blvd W
Suite 305
Jacksonville, FL 32257

14A

Description	Hours/Qty	Rate	Amount
Janitorial Services - May 2021 320.572.4530		583.33	583.33
Pool Maintenance Services - May 2021 320.572.4520		910.50	910.50
Contract Administration - May 2021 320.572.46001		1,596.50	1,596.50
Facility Management - Bannon Lakes - May 2021 320.572.3400		5,000.00	5,000.00
			
Total			\$8,090.33
Payments/Credits			\$0.00
Balance Due			\$8,090.33

5-6-21
COT

10	11	12	13	14	15	16	17	18	19
START STOP	NEWSPAPER REFERENCE	DESCRIPTION	PRODUCT	SAU SIZE	BILLED UNITS	TIMES RUN	RATE	AMOUNT	
03/31		Balance Forward						\$229.89	
04/09	P169409	Payment - Lockbox 830						\$-166.04	
04/27 04/27	I03351830-04272021	regular meeting of the Board of Supervisors	SA St Augustine Record	1.00 x 4.5000	4.5	1	\$8.98	\$40.41	
04/27 04/27	I03351830-04272021	regular meeting of the Board of Supervisors	SA St Aug Record Online	1.00 x 4.5000	4.5	1	\$8.97	\$40.37	
PREVIOUS AMOUNT OWED:				\$229.89					
NEW CHARGES THIS PERIOD:				\$80.78					
CASH THIS PERIOD:				(\$166.04)					
DEBIT ADJUSTMENTS THIS PERIOD:				\$0.00					
CREDIT ADJUSTMENTS THIS PERIOD:				\$0.00					
We appreciate your business.									
So that we may serve you better, please remit the amount due. New business is dependent on prompt payments. Please include the remittance stub and input your account number on your check. Thank you.									

1-310-51300-48000

2A

RECEIVED
MAY 14 2021



1-310-51300-48000
2A

INVOICE AND STATEMENT OF ACCOUNT

AGING OF PAST DUE ACCOUNTS

* UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE



21	CURRENT NET AMOUNT	22	30 DAYS	60 DAYS	OVER 90 DAYS	* UNAPPLIED AMOUNT	23	TOTAL AMOUNT DUE
	\$80.78		\$229.89	\$0.00	\$0.00	\$166.04		\$144.63

25	ADVERTISER INFORMATION						
1	BILLING PERIOD	6	BILLED ACCOUNT NUMBER	7	ADVERTISER/CLIENT NUMBER	2	ADVERTISER/CLIENT NAME
	04/01/2021 - 04/30/2021		15652		15652		BANNON LAKES CDD - GMS

MAKE CHECKS PAYABLE TO

The St. Augustine Record Dept 1261
PO Box 121261
Dallas, TX 75312-1261

Payment is due upon receipt.

The St. Augustine Record

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

1	BILLING PERIOD	2	ADVERTISER/CLIENT NAME
	04/01/2021 - 04/30/2021		BANNON LAKES CDD - GMS

COMPANY	23	TOTAL AMOUNT DUE	* UNAPPLIED AMOUNT	3	TERMS OF PAYMENT
SA 7		\$144.63	\$166.04		NET 15 DAYS

21	CURRENT NET AMOUNT	22	30 DAYS	60 DAYS	OVER 90 DAYS
	\$80.78		\$229.89	\$0.00	\$0.00

4	PAGE #	5	BILLING DATE	6	BILLED ACCOUNT NUMBER	7	ADVERTISER/CLIENT NUMBER	24	STATEMENT NUMBER
			04/30/2021		15652		15652		0000088415

8 BILLING ACCOUNT NAME AND ADDRESS

9 REMITTANCE ADDRESS

ADVERTISING INVOICE and STATEMENT

The St. Augustine Record
Dept 1261
PO Box 121261
Dallas, TX 75312-1261



Tue, Apr 27, 2021
8:03:13AM

Legal Ad Invoice

The St. Augustine Record

Send Payments to:
The St. Augustine Record Dept 1261
PO BOX 121261
Dallas, TX 75312-1261

Acct: 15652
Phone: 9049405850
E-Mail:

Name: BANNON LAKES CDD - GMS
Address: 475 W TOWN PLACE, STE 114

Client: BANNON LAKES CDD - GMS

City: SAINT AUGUSTINE

State: FL

Zip: 32092

Ad Number: 0003351830-01

Start: 04/27/2021

Placement: SA Legals

Copy Line: NOTICE OF MEETING BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT The regular meeting of the Board of Su

Caller: Shelby Stephens

Issues: 1

Rep: Candace ISC-Wendricks

Paytype: BILL

Stop: 04/27/2021

Lines	52
Depth	4.50
Columns	1
Price	\$80.78

NOTICE OF MEETING BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Bannon Lakes Community Development District will be held on Wednesday, May 5, 2021 at 1:00 p.m. at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, Florida 32092. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 475 West Town Place, Suite 114, St. Augustine, FL 32092 (and phone (904) 940-5850). This meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least two calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. This meeting is not sponsored by the Authority, its Staff or the Airport.

James Oliver
District Manager
0003351830, April 27, 2021



THE ST. AUGUSTINE RECORD
Affidavit of Publication

BANNON LAKES CDD - GMS
475 W TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15652
AD# 0003351830-01

PO#

PUBLISHED EVERY MORNING SUNDAY THROUGH SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a **NOTICE OF MEETING** in the matter of **regular meeting of the Board of Supervisors** was published in said newspaper on **04/27/2021**.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

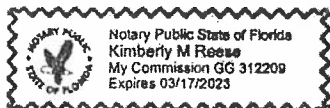
Sworn to (or affirmed) and subscribed before me by means of

☒ physical presence or
☐ online notarization

this _____ day of APR 27 2021

by *Melissa Rhinehart* who is personally known to
me or who has produced as identification

Kimberly M Reese
(Signature of Notary Public)



NOTICE OF MEETING
BANNON LAKES
COMMUNITY DEVELOPMENT
DISTRICT

The regular meeting of the Board of Supervisors of the Bannon Lakes Community Development District will be held on Wednesday, May 5, 2021 at 1:00 p.m. at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, Florida 32092. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 475 West Town Place, Suite 114, St. Augustine, FL 32092 (and phone (904) 940-5850). This meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least two calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. This meeting is not sponsored by the Authority, its Staff or the Airport.

James Oliver
District Manager
0003351830, April 27, 2021



Advanced Tree Care, Inc.
 243 Shamrock Rd
 St. Augustine, FL 32086 US
 Info@ShadeTreeExpert.com
 http://ShadeTreeExpert.com

Invoice

BILL TO

Bannon Lakes Community
 Development District
 475 West Town Place, Suite 114
 St. Augustine, FL 32092

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
3802	05/27/2021	\$800.00	06/27/2021	Net 30	

DATE	ACTIVITY	QTY	RATE	AMOUNT
05/10/2021	Tree Work Supervision Supervision and training of root crown excavation	3	200.00	600.00
05/11/2021	Tree Work Supervision Supervision and training of root crown excavation	1	200.00	200.00

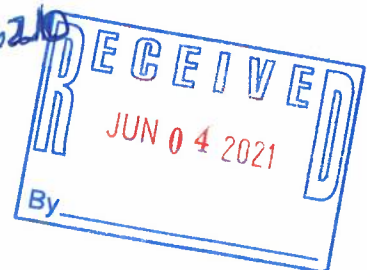
Arborists cannot detect every condition that could possibly lead to the structural failure of a tree. Trees are living organisms that fail in ways we do not fully understand. Arborists cannot guarantee that a tree will be healthy, safe or adequately protected under all circumstances or for a specified period of time. Likewise, remedial, protective and mitigating treatments and recommendations cannot be guaranteed

BALANCE DUE

\$800.00

68A

1.330.572.46210



Beacon Electrical Contractors, Inc.

731 Duval Station Rd. Suite 107-306
Jacksonville, Florida 32218
Phone: 904-338-5394
Fax: 904-751-6583

INVOICE #210423

Date: 4-29-2021

To: Riverside Management Services, Inc.
9145 Narcoossee Road, Suite A206
Orlando, FL 32827

Attn: Brian Stephens
Phone:
Email: bstephens@riversidemngtsvc.com

WORK COMPLETED 4-29-2021 Bannan Lakes *

Labor and materials for:

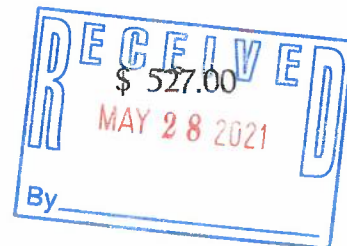
- Recovered junction box for existing site lighting , pulled new wire for last pool area site light pole.
- Restored power and tested, working properly.

B. Stephens 5-27-21
REPAIRS + MAINT.
001. 320.57200160000

*NEW WIRE @ light pole
for last pool.*

35A

TOTAL INVOICE AMOUNT



All work has been completed in a workmanlike manner according to standard practices and the National Electrical Codes. All work has a *one-year warranty* effective as of the date of this invoice.

FREEDOM PEST CONTROL

904-272-BUGS (2847)
INFO@FREEDOMPESTCONTROLFL.COM
3600 Peoria Rd. Suite 103
Orange Park, FL 32065



Service Slip/Invoice

INVOICE: 1062640
DATE: 5/19/2021
ORDER: 1062640

Bill To: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work

Location: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work Date	Time	Target Pest	Technician		Time In
5/19/2021	01:28 PM		2MARCUS	Marcus Lopez	
Purchase Order	Terms	Last Service	Map Code		Time Out
	DUE UPON RECEIPT	5/19/2021		Lic:JE276424	

Service	Description	Price
---------	-------------	-------

MONTHLY

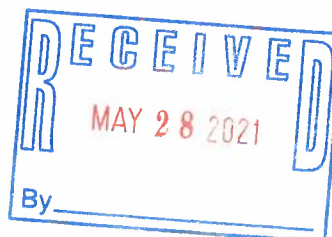
Monthly Pest Control

150.00

SUBTOTAL \$150.00
TAX \$0.00
AMT. PAID \$0.00
TOTAL \$150.00

AMOUNT DUE \$150.00

30A
B. Lopez 5-21-21
may Pest Control
001.320.57200.54500



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

INFO@FREEDOMPESTCONTROLFL.COM
3600 Peoria Rd. Suite 103
Orange Park, FL 32065



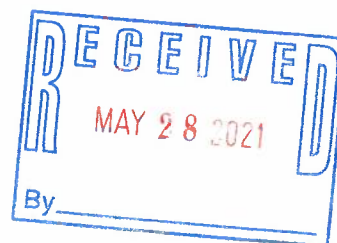
INVOICE:	1062836
DATE:	5/19/2021
ORDER:	1062836

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

DUE UPON RECEIPT		5/19/2021	Lic:JE276424	Time Out
Service	Description	Price		

May 30A
Bapt 5-21-21
PEST CONTROL
001.320.57200.54500



Balance outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Bill To:

Bannon Lakes CDD
475 West Town Place
Suite 114
St. Augustine, FL

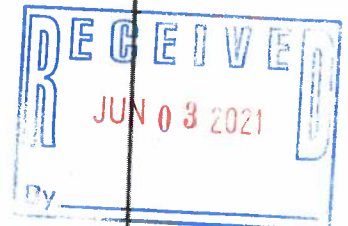
Invoice #: 78
Invoice Date: 6/1/21
Due Date: 6/1/21
Case:
P.O. Number:

3A

1 2 3 4 5 6 7	Description	Hours/Qty	Rate	Amount
	Management Fees - June 2021		3,750.00	3,750.00
	Website Administration - June 2021		100.00	100.00
	Information Technology - June 2021		144.42	144.42
	Dissemination Agent Services - June 2021		583.33	583.33
	Office Supplies		15.39	15.39
	Postage		7.63	7.63
	Copies		333.15	333.15

3A

1. 1,310.573.340
2. 1,310.513.530
3. 1,310.513.357
4. 1,310.513.316
5. 1,310.573.510
6. 1,310.573.420
7. 1,310.573.425



Total \$4,933.92

Payments/Credits \$0.00

Balance Due \$4,933.92

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

Bannon Lakes Community Development District
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

April 30, 2021

Bill Number 122660
Billed through 03/31/2021

General Counsel

BLCDD 00001

WSH

1-310-513-315

5A

FOR PROFESSIONAL SERVICES RENDERED

03/02/21	WSH	Respond to auditor inquiry.	0.20 hrs
03/03/21	MGC	Review auditor letter response.	0.20 hrs
03/03/21	WSH	Finalize and send response to auditor inquiry.	0.20 hrs
03/03/21	KFS	Prepare response to auditor request letter regarding fiscal year 2019-2020.	1.20 hrs
03/17/21	KFJ	Confer with Haber regarding disclosure of public financing.	0.20 hrs
03/19/21	WSH	Confer with Jusevitch regarding amended disclosure of public finance.	0.50 hrs
03/22/21	KFJ	Prepare disclosure of public financing.	0.80 hrs
03/24/21	WSH	Review and revise meeting minutes and confer with Stephens regarding same.	0.40 hrs
03/26/21	KFJ	Distribute legislative newsletter.	0.20 hrs
03/31/21	WSH	Review disclosure of public finance.	0.70 hrs
03/31/21	JLK	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation.	0.20 hrs

Total fees for this matter

\$941.00

MATTER SUMMARY

Kilinski, Jennifer L.	0.20 hrs	305 /hr	\$61.00
Jusevitch, Karen F.- Paralegal	1.20 hrs	125 /hr	\$150.00
Skipper, Kay F. - Legal Assistant	1.20 hrs	100 /hr	\$120.00
Collazo, Mike	0.20 hrs	300 /hr	\$60.00
Haber, Wesley S.	2.00 hrs	275 /hr	\$550.00

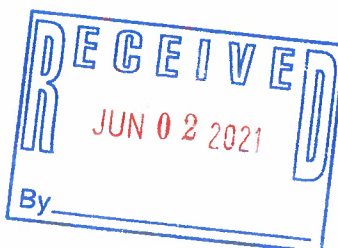
TOTAL FEES

\$941.00

TOTAL CHARGES FOR THIS MATTER

\$941.00

BILLING SUMMARY



Kilinski, Jennifer L.	0.20 hrs	305 /hr	\$61.00
Jusevitch, Karen F.- Paralegal	1.20 hrs	125 /hr	\$150.00
Skipper, Kay F. - Legal Assistant	1.20 hrs	100 /hr	\$120.00
Collazo, Mike	0.20 hrs	300 /hr	\$60.00
Haber, Wesley S.	2.00 hrs	275 /hr	\$550.00

TOTAL FEES

\$941.00

TOTAL CHARGES FOR THIS BILL**\$941.00****Please include the bill number with your payment.**



8619 Western Way
Jacksonville FL 32256-036060

Customer Service (904) 731-2456
RepublicServices.com/Support

Important Information

It's easy to go paperless! Sign up for Paperless Billing at RepublicServices.com and enjoy the convenience of managing your account anytime, anywhere, on any device.

Account Number	3-0687-0010861
Invoice Number	0687-001140559
Invoice Date	May 16, 2021
Previous Balance	\$781.10
Payments/Adjustments	-\$781.10
Current Invoice Charges	\$425.55

Total Amount Due \$425.55	Payment Due Date June 05, 2021
--	---

PAYMENTS/ADJUSTMENTS

<u>Description</u>	<u>Reference</u>	<u>Amount</u>
Payment - Thank You 04/19	839	-\$355.55
Payment - Thank You 05/10	848	-\$425.55

CURRENT INVOICE CHARGES

<u>Description</u>	<u>Reference</u>	<u>Quantity</u>	<u>Unit Price</u>	<u>Amount</u>
Bannon Lakes Cdd 435 Bannon Lakes Dr CSA A172389154				
St. Augustine, FL Contract: 9687022 (C51)				
1 Waste Container 6 Cu Yd, 1 Lift Per Week				
Pickup Service 06/01-06/30			\$297.10	\$297.10
Administrative Fee				\$5.95
Total Fuel/Environmental Recovery Fee				\$102.61
Total Franchise - Local				\$19.89
CURRENT INVOICE CHARGES				\$425.55



Simple account access at your fingertips.

Download the Republic Services app or visit
RepublicServices.com today.



18 A
1.320.572.458
June Refuse



8619 Western Way
Jacksonville FL 32256-036060

Please Return This
Portion With Payment

Total Enclosed

Return Service Requested

Total Amount Due	\$425.55
Payment Due Date	June 05, 2021
Account Number	3-0687-0010861
Invoice Number	0687-001140559

☐
For Billing Address Changes,
Check Box and Complete Reverse.

Make Checks Payable To:



BANNON LAKES CDD
LOUIS COWLING
475 W TOWN PL
STE 114
ST AUGUSTINE FL 32092-3648



REPUBLIC SERVICES #687
PO BOX 9001099
LOUISVILLE KY 40290-1099

30687001086100000011405590000425550000425552

INVOICE



3543 State Road 419, Winter Springs, FL 32708
PH: 800-666-5253

Bill To

BANNON LAKES CDD
GMS MANAGEMENT
475 WEST TOWN PLACE
SUITE 114
ST AUGUSTINE, FLORIDA 32092

Invoice #	583510
Account #	723475
Invoice Date	6/1/2021
Due Date	6/11/2021
Rep	MAS

Invoice Questions:
Lakes@lakedoctors.com
Payment Questions:
Payments@lakedoctors.com

Purchase Order Number	Terms	Invoice Date Reflects Month of Service Provided	
	NET 10 DAYS		
Item	Description	Amount	
	Monthly Water Management Service (R) 1,330.53800.46800 17A June Lake Maintenance	650.00	
Customer Total Balance		\$650.00	
Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you!			Total Invoice
			\$650.00

To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit www.lakedoctors.com for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

Bill To

BANNON LAKES CDD
GMS MANAGEMENT
475 WEST TOWN PLACE
SUITE 114
ST AUGUSTINE, FLORIDA 32092

Amount Enclosed

Invoice # 583510

Account # 723475

Date 6/1/2021

Go Green! Contact us at Payments@lakedoctors.com to have your invoices emailed.

For address and contact updates, please email us at Frontdesk@lakedoctors.com.

The Lake Doctors, Inc.
3543 State Road 419
Winter Springs, FL 32708

IF PAYING BY CREDIT CARD, FILL OUT BELOW
____ Mastercard ____ Visa ____ American Express
Card # _____
Card Verification # _____
Exp. Date # _____
Print Name _____
Billing Address: ____ Check box if same as above

Signature _____



35 Enterprise Drive
Bunnell, FL 32110
(386) 586-3321

Invoice

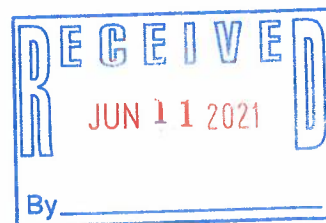
Terms	Date	Invoice #
Net 30	5/31/2021	11933

Bannon Lakes CDD
475 W. Town Place, Suite 114
St. Augustine, FL 32092

Project			Project #
Bannon Lakes CDD			M101
Description	Quantity	Rate	Amount
Irrigation Maintenance Service for May - see attached list.	1	384.50	384.50
<p>1. 330.53800.46200 13A May Irrigation Maintenance</p> <p>RECEIVED JUN 11 2021 By _____</p>			
Attn. Brian Stephens			Total \$384.50
			Payments/Credits \$0.00
			Balance Due \$384.50

Bannon Lakes CDD

<u>Date</u>	<u>Location</u>	<u>Description</u>	<u>Material</u>	<u>Labor</u>	<u>Total Cost</u>
5/4	Duran Drive	(7) MP nozzles, (3) 6Ps, 1 ft. 1/2" flex, 1/2" coupling, bubbler	\$ 73.50	\$ 87.50	\$ 161.00
5/12	Bannon Lakes Blvd.	(6) 6Ps, (6) nozzles, 1/2" coupling, 1 ft. drip	\$ 52.00	\$ 52.50	\$ 104.50
5/19	Amenity Center	(5) MP nozzles, (3) 6Ps	\$ 54.50	\$ 35.00	\$ 89.50
5/21	Amenity Center	12P, nozzle	\$ 12.00	\$ 17.50	\$ 29.50
Total Due					\$ 384.50





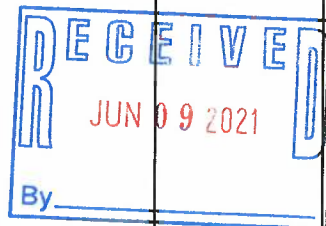
Irrigation • Landscape • Maintenance
35 Enterprise Drive
Bunnell, FL 32110
(386) 586-3321

Invoice

Terms	Date	Invoice #
Net 30	6/1/2021	11900

Bannon Lakes CDD
475 W. Town Place, Suite 114
St. Augustine, FL 32092

Project			Project #
Bannon Lakes CDD			M101
Description	Quantity	Rate	Amount
Monthly maintenance for the month of June <i>1.330.53800.46200</i> <i>131A</i> <i>June Landscape Maintenance</i>	1	12,642.14	12,642.14
Attn. Brian Stephens			Total \$12642.14
			Payments/Credits \$0.00
			Balance Due \$12,642.14



Riverside Management Services, Inc
9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice

Invoice #: 115
Invoice Date: 6/3/2021
Due Date: 6/3/2021
Case:
P.O. Number:

Bill To:
Bannon Lakes CDD
9655 Florida Mining Blvd W
Suite 305
Jacksonville, FL 32257

14A

Description	Hours/Qty	Rate	Amount
Pressure Washing Services - April 2021 <i>Bkpt 6-4-2021</i> <i>REPAIRS + MAINT.</i> <i>001. 320. 57200. 60000</i>		1,300.00	1,300.00



Total	\$1,300.00
Payments/Credits	\$0.00
Balance Due	\$1,300.00

6-7-21
CR

Riverside Management Services, Inc.

9655 Florida Mining Blvd W., Bldg. 300, Suite 305, Jacksonville, FL 32257

Service Detail

Bill To: Bannon Lakes CDD

Invoice Date: 5/24/21

Due Date: Upon Receipt

Amount Due: \$ 1,300.00

<u>Date</u>	<u>Description</u>	<u>Amount</u>
4/1/21	Pressure Wash Amenity Center	\$ 650.00
4/8/21	Pressure Wash Tower and Split Rail Fence at Amenity Center	\$ 650.00

TOTAL AMOUNT DUE:

\$ 1,300.00

Should you have any questions, please contact Rich Whetsel @ (904) 759-8923
or rwhetsel@gmsnf.com

Remit Payment

Riverside Management Services, Inc
9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

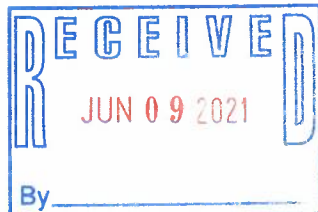
Invoice

Invoice #: 113
Invoice Date: 6/1/2021
Due Date: 6/1/2021
Case:
P.O. Number:

Bill To:

Bannon Lakes CDD
9655 Florida Mining Blvd W
Suite 305
Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Janitorial Services - June 2021 320.572.4530		583.33	583.33
Pool Maintenance Services - June 2021 320.572.4520		910.50	910.50
Contract Administration - June 2021 320.572.46001		1,596.50	1,596.50
Facility Management - Bannon Lakes - June 2021 320.572.3400		5,000.00	5,000.00
14A			



Total	\$8,090.33
Payments/Credits	\$0.00
Balance Due	\$8,090.33

67-21
Con

**FREEDOM
PEST CONTROL**
904-272-BUGS (2847)

INFO@FREEDOMPESTCONTROLFL.COM
3600 Peoria Rd. Suite 103
Orange Park, FL 32065



Service Slip/Invoice

INVOICE: 1064359
DATE: 6/16/2021
ORDER: 1064359

Bill To: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

Work Location: [106210]

Bannon Lakes CDD
Bannon Lakes Resident's Club
435 B Bannon Lakes Blvd
St. Augustine, FL 32092

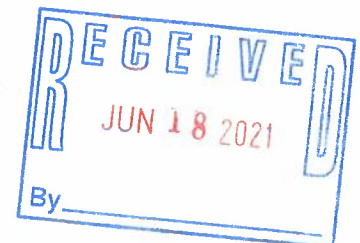
Work Date	Time	Target Pest	Technician	Time In
6/16/2021	11:55 AM		2MARCUS	
Purchase Order	Terms	Last Service	Map Code	Time Out
	DUE UPON RECEIPT	6/16/2021		

Marcus Lopez

Lic:JE276424

Service	Description	Price
MONTHLY	Monthly Pest Control	150.00
	<i>June</i>	
	<i>30A</i>	
SUBTOTAL		\$150.00
TAX		\$0.00
AMT. PAID		\$0.00
TOTAL		\$150.00
AMOUNT DUE		\$150.00

B. Hight 6-17-21
PEST CONTROL
001.320.57200.54500



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

FREEDOM PEST CONTROL

904-272-BUGS (2847)
INFO@FREEDOMPESTCONTROLFL.COM
3600 Peoria Rd. Suite 103
Orange Park, FL 32065



Service Slip/Invoice

INVOICE: 1064377
DATE: 6/16/2021
ORDER: 1064377

Bill To: [106210]

Bannon Lakes CDD
 Bannon Lakes Resident's Club
 435 B Bannon Lakes Blvd
 St. Augustine, FL 32092

Work

Location: [106210]

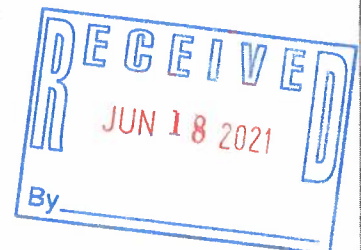
Bannon Lakes CDD
 Bannon Lakes Resident's Club
 435 B Bannon Lakes Blvd
 St. Augustine, FL 32092

Work Date	Time	Target Pest	Technician	Time In
6/16/2021	11:15 AM		2MARCUS	
Purchase Order	Terms	Last Service	Map Code	Time Out
	DUE UPON RECEIPT	6/16/2021		Lic:JE276424

Service	Description	Price
RODENT	Rodent Control	100.00
	<i>June</i>	
		SUBTOTAL \$100.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$100.00
		AMOUNT DUE \$100.00

30A

B/Steph 6-17-21
PEST CONTROL
001.320.57200.54500



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

PLEASE PAY FROM THIS INVOICE

9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice #: 116
Invoice Date: 6/15/2021
Due Date: 6/15/2021
Case:
P.O. Number:

Bannon Lakes CDD
9655 Florida Mining Blvd W
Suite 305
Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Facility Maintenance May 1 - May 31, 2021		1,762.32	1,762.32
Maintenance Supplies B/Hypt 6-15-21 Office Supplies -\$428.00 001.320.57200.51000 1.320.57200.51000 Sanitorial Supplies -\$156.28 001.320.57200.45310 Fitness Repairs rSupplies -\$354.68 001.320.57200.60100 Repairs + Maint. -\$1953.15 001.320.57200.60000 14A		1,126.79	1,126.79
Total			\$2,889.11
Payments/Credits			\$0.00
Balance Due			\$2,889.11

6-21-21

RMS

**BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MAY 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
5/4/21	6	B.H.	Organized and properly arranged pool area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
5/8/21	6	B.H.	Removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots, properly arranged pool furniture
5/11/21	6	B.H.	Organized and properly arranged pool area, removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots
5/13/21	6	B.H.	Changed basketball net, organized and properly arranged pool area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
5/17/21	6	B.H.	Pressure washed basketball court, organized and properly arranged pool furniture, removed debris at amenity center, roadways, parks and common areas
5/20/21	6	B.H.	Pressure washed pool area, checked and changed all trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
5/25/21	6.5	B.H.	Organized pool area, checked and changed trash receptacles and dog pots, removed debris at amenity center, roadways, parks and common areas
5/27/21	6	B.H.	Organized and properly arranged pool area, removed debris at amenity center, roadways, parks and common areas, checked and changed trash receptacles and dog pots
5/31/21	1	J.S.	Blew dirt off the dog park area
TOTAL	<u><u>49.5</u></u>		
MILES	<u><u>67</u></u>		

*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 06/05/21

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
BL				
BANNON LAKES	5/5/21	20lb Dumbells (2)	173.00	B.S.
	5/6/21	Set of 10 Folding Chairs	425.00	A.L.
	5/11/21	Toilet Paper 12rolls (2)	29.83	F.S.
	5/11/21	Mop Bucket	57.47	F.S.
	5/11/21	Paper Towels 6rolls	12.06	F.S.
	5/13/21	Basketball Nets (3)	9.13	B.S.
	5/19/21	Gym & Fitness Wipes 4 rolls (2)	181.68	A.L.
	6/2/21	Dog Waste Roll Bags 10 rolls of 200 (2)	135.22	A.L.
	6/4/21	Stainless Steel Cleaner (2)	13.78	F.S.
	6/4/21	Clorox	7.57	F.S.
	6/4/21	All Purpose Cleaner (2)	18.05	F.S.
	6/4/21	13 Gallon Trash Bags 160ct	19.52	F.S.
	6/4/21	Taylor #1 DPD 2oz	18.43	A.L.
	6/4/21	Taylor #2 DPD 2oz	17.20	A.L.
	6/4/21	Taylor #14 DPD 0.75oz (2)	10.86	A.L.
		TOTAL	<u>\$1,126.79</u>	